



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 07:39:18
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Assessment Data					Primary Image																																																																																																																				
Account 660002969 Parcel ID 000000-00-0-00135-003-0022 Cadastral ID 04-19-17-05180 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 19 - INOLA OT Name ID 346967 SIMPSON, KATARAH HAWKINS & ROMALDO 30915 S OAK DR INOLA OK 74036-0000 Parcel Location Situs 30915 S OAK DR Subdivision CARPENTER Lot/Block 0022 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 4 / 19 / 17 / 5 Neighborhood 1009 - R-V03-SE INOLA School District S005 - INOLA SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.16154321 -95.50164441																																																																																																																									
Building Permits					<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>INOLA BP R6-NEW SFR</td> <td></td> <td>12/2004</td> <td>12/2005</td> <td>250,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	INOLA BP R6-NEW SFR		12/2004	12/2005	250,000																																																																																																						
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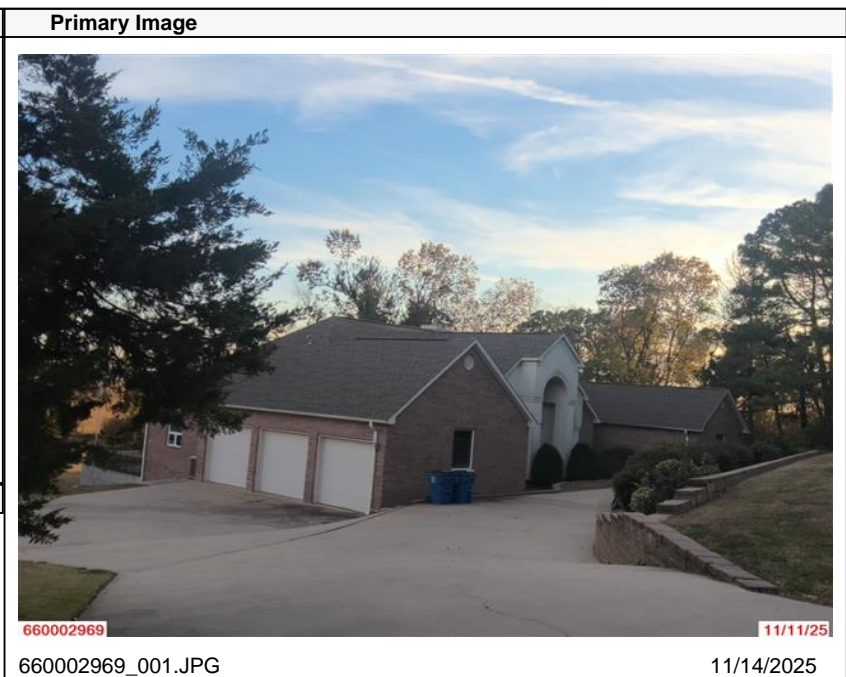
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Lot Data		Square-Foot - NBHD 1009 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	1.4458		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	62,980.00 x .53 = 33,505		
Factor Value			
Adjustments	0.8954		
Lot Value	30,000		



660002969_001.JPG 11/14/2025

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	90% Veneer, Masonry 10% Frame, Stucco
Base/Total Area	3,882 / 5,582
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,882
Fixture/RghIn	19 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	850 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2005 / 16

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	708,632	126.95	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	94.64	Total Misc Impr	+ 8,303
Roofing Adj	+ 3.79	Garage Cost	+ 48,374
Subfloor Adj	+ -2.97	Total RCN	= 714,348
Heat/Cool Adj	+ 16.31	Depreciation (17%)	- 121,439
Plumbing Adj	+ 6.05	Lump Sums	+ 13,512
Basement Adj	+ 0.00	RCNLD	= 606,421
Adj Base Cost	= 117.82	Lot Value	+ 30,000
Total Area	x 5,582	Indicated Value	= 636,421
Adjusted Cost	= 657,671	Value Per SqFt	114.01

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	606,421		
Lot Value	30,000		
Indicated Value	636,421	114.01	Per SqFt
Agland Value			
Site Improvements	29,714		
Total Value	666,135	119.34	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	7513		32	32	33.09		1,059
BALW	BALCONY - WOOD	7514	16x12		192	35.19		6,756
BALW	BALCONY - WOOD	7515	16x12		192	35.19		6,756



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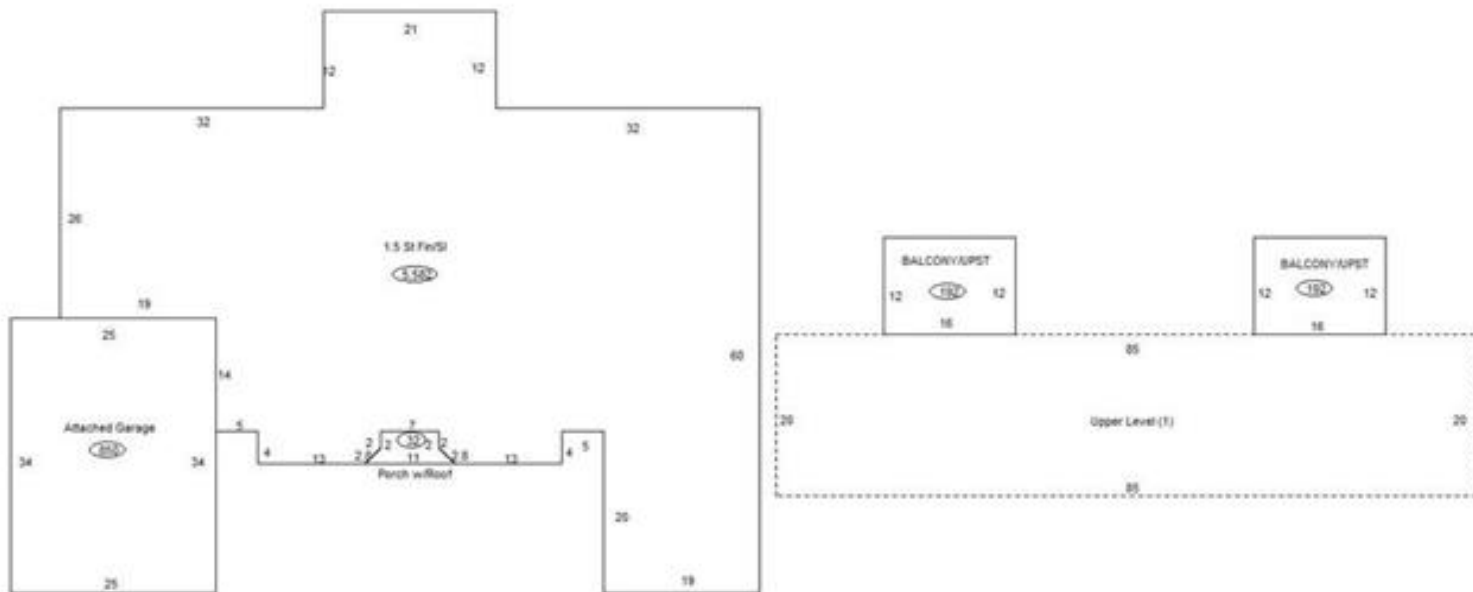
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	3,882	1.438	5,582
2	G	5		13	Att Fin Gar	850	1.000	850
3	M	PRCH		13	SLBC	32	1.000	32
4	M	BALW		13	Balcony	192	1.000	192
5	M	BALW		13	Balcony	192	1.000	192
6	U	^UL		13	Upper Level (1)	1,700	1.000	1,700
Total Building Area						3,882		5,582



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	SPLG	Swimming Pool - In Ground VINYL	0x0x0	Base		590		
	Qual	4	Cond	4	Year	2022	Eff Age	2
	Escalator	Escalator Length						
Valuation Summary		Modifier Total	RCN	Depr (10% Phys/ % Func)		RCNLD		
Base Cost (55.96 x 590)		33,016	33,016	3,302		29,714		