



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 09:29:18  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660003439 <b>Parcel ID</b> 19N17E-05-1-00000-000-0000 <b>Cadastral ID</b> 05-19-17-00900 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 3 <b>Tax Area</b> 2 - INOLA RURAL <b>Name ID</b> 338644 NEGRETE, FRANCISCO RODRIGUEZ & ADRIANA ISABEL PATINO  31102 S 4210 RD INOLA OK 74036-0000  <b>Parcel Location</b> <b>Situs</b> 31102 S 4210 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> .5 - Acres <b>Sec/Twn/Rng</b> 5 / 19 / 17 / 1 <b>Neighborhood</b> 1917 - UNPLATTED <b>School District</b> S005 - INOLA SCHOOLS					<p>660003439 12/04/25</p> <p>660003439_001.JPG 12/6/2025</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.15951767 -95.51205256 S 115' N 450' E 220' SE NE NE (PT OF LOT 8)																																																																																																																									
<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	No	1,000		<b>Building Permits</b> <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>R2014-12-16</td> <td>R17-NEW 1380 SQ SFR</td> <td>12/2014</td> <td>05/2016</td> <td>80,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R2014-12-16	R17-NEW 1380 SQ SFR	12/2014	05/2016	80,000																																																																																												
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Lot Data	Square-Foot - NBHD 1917 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 0.5 <b>Non-Ag Acres</b> 0.6187 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY FLOOD ZONE <b>Method</b> Square-Foot <b>Base Lot Value</b> 26,950.00 x .85 = 22,908 <b>Factor Value</b> <b>Adjustments</b> <b>Lot Value</b> 22,908		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3.5 - Average
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Veneer, Masonry
<b>Base/Total Area</b>	1,380 / 1,380
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,380
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	612 Attached Garage - Finished 2 Stalls
<b>Remodel</b>	
<b>Year/Eff Age</b>	2016 / 8

660003439	12/04/25
660003439_001.JPG	12/6/2025

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	246,566	178.67	Per SqFt

Direct Comparables	
<b>Selection Model</b>	1 Res
<b>Adjustment Model</b>	A2 AO Test
<b>Comparables</b>	
<b>Indicated Value</b>	

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	116.57	<b>Total Misc Impr</b>	+	11,593			
<b>Roofing Adj</b>	+ 5.58	<b>Garage Cost</b>	+	29,199			
<b>Subfloor Adj</b>	+ -3.54	<b>Total RCN</b>	=	242,203			
<b>Heat/Cool Adj</b>	+ 14.47	<b>Depreciation ( 8%)</b>	-	19,376			
<b>Plumbing Adj</b>	+ 12.87	<b>Lump Sums</b>	+	0			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	222,827			
<b>Adj Base Cost</b>	= 145.95	<b>Lot Value</b>	+	22,908			
<b>Total Area</b>	x 1,380	<b>Indicated Value</b>	=	245,735			
<b>Adjusted Cost</b>	= 201,411	<b>Value Per SqFt</b>		178.07			

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	222,827		
<b>Lot Value</b>	22,908		
<b>Indicated Value</b>	245,735	178.07	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	245,735	178.07	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	128728	25x6		150	29.00		4,350
PRCH	SLAB PORCH - COVERED	128729	23x11		253	28.63		7,243



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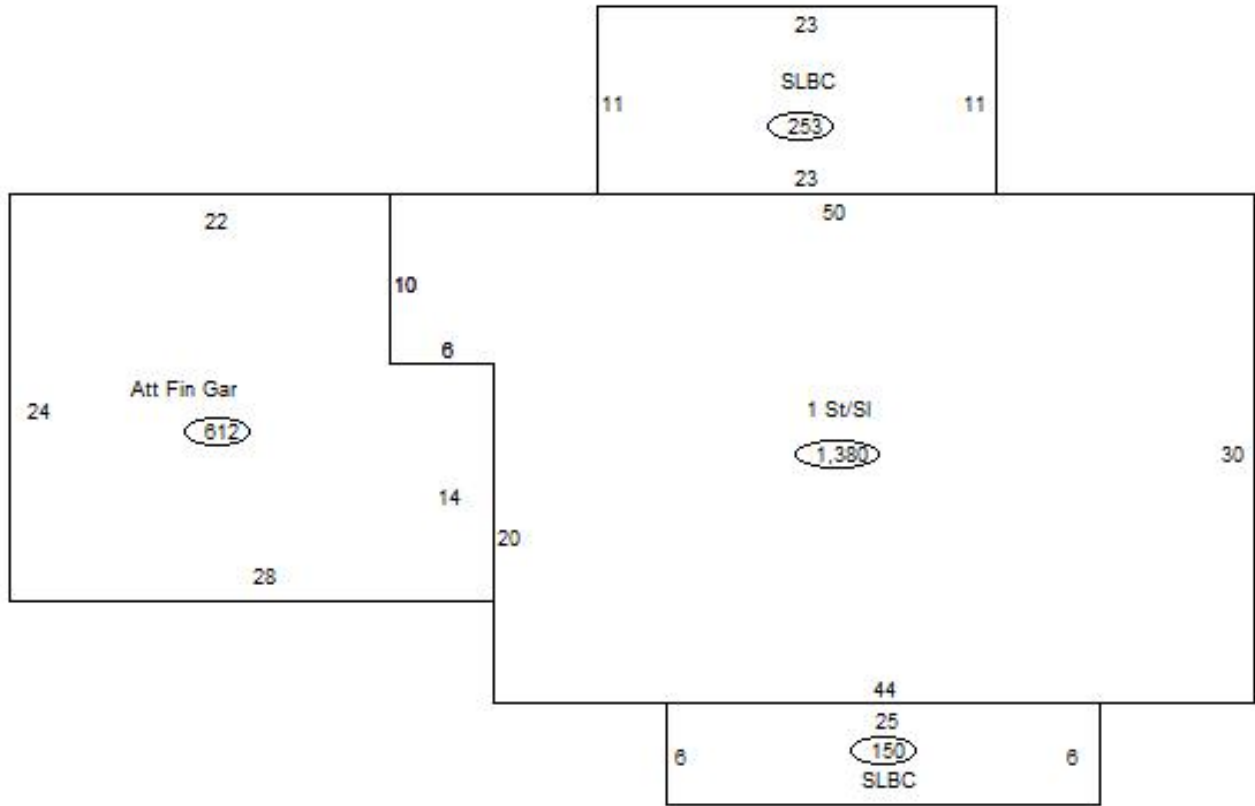
Date 04/17/2026

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### Sketch Image

660003439



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,380	1.000	1,380
2	G	5		13	Att Fin Gar	612	1.000	612
3	M	PRCH		13	SLBC	150	1.000	150
4	M	PRCH		13	SLBC	253	1.000	253
<b>Total Building Area</b>						<b>1,380</b>		<b>1,380</b>