



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 07:01:00  
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Assessment Data					Primary Image																																																																																																																			
<b>Account</b> 660003586 <b>Parcel ID</b> 000000-00-0-50090-001-0004 <b>Cadastral ID</b> 05-19-17-03710 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 3 <b>Tax Area</b> 19 - INOLA OT <b>Name ID</b> 151974 ANDERSON, KENNETH B &  CRYSTAL L PO BOX 132 INOLA OK 74036-0000  <b>Parcel Location</b> <b>Situs</b> 00015 ROPING ST <b>Subdivision</b> MARTINS RANCH ACRES <b>Lot/Block</b> 0004 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 5 / 19 / 17 / 5 <b>Neighborhood</b> 1206 - R-V03-SE INOLA <b>School District</b> S005 - INOLA SCHOOLS					<p>660003586 11/13/25</p> <p>660003586_001.JPG 12/6/2025</p>																																																																																																																			
<b>Legal Description</b> Lat/Long: 36.14912649 -95.52114113 LOT 4 BLOCK 1 MARTINS RANCH ACRES																																																																																																																								
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Lot Data	Square-Foot - NBHD 1206 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.9531	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	41,517.00 x 1.87 = 77,776	
Factor Value		
Adjustments	1.0000	
Lot Value	77,776	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,552 / 1,552
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Finished 1 Stalls
Remodel	
Year/Eff Age	1969 / 43

Cost Approach				Manual : 01/2025			
Base Cost	106.16	Total Misc Impr	+	19,557			
Roofing Adj	+ 4.48	Garage Cost	+	14,664			
Subfloor Adj	+ 1.15	Total RCN	=	235,950			
Heat/Cool Adj	+ 11.47	Depreciation ( 51%)	-	120,335			
Plumbing Adj	+ 6.72	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	115,615			
Adj Base Cost	= 129.98	Lot Value	+	77,776			
Total Area	x 1,552	Indicated Value	=	193,391			
Adjusted Cost	= 201,729	Value Per SqFt		124.61			

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	148,877	95.93	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	175,280		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	115,615		
Lot Value	77,776		
Indicated Value	193,391	124.61	Per SqFt
Agland Value			
Site Improvements	1,075		
Total Value	194,466	125.30	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	8811	40x6		240	23.44		5,626
PRCH	SLAB PORCH - COVERED	8812	274		274	23.33		6,392
CPDT	Carport - Detached	183688	39x18		702	10.74		7,539



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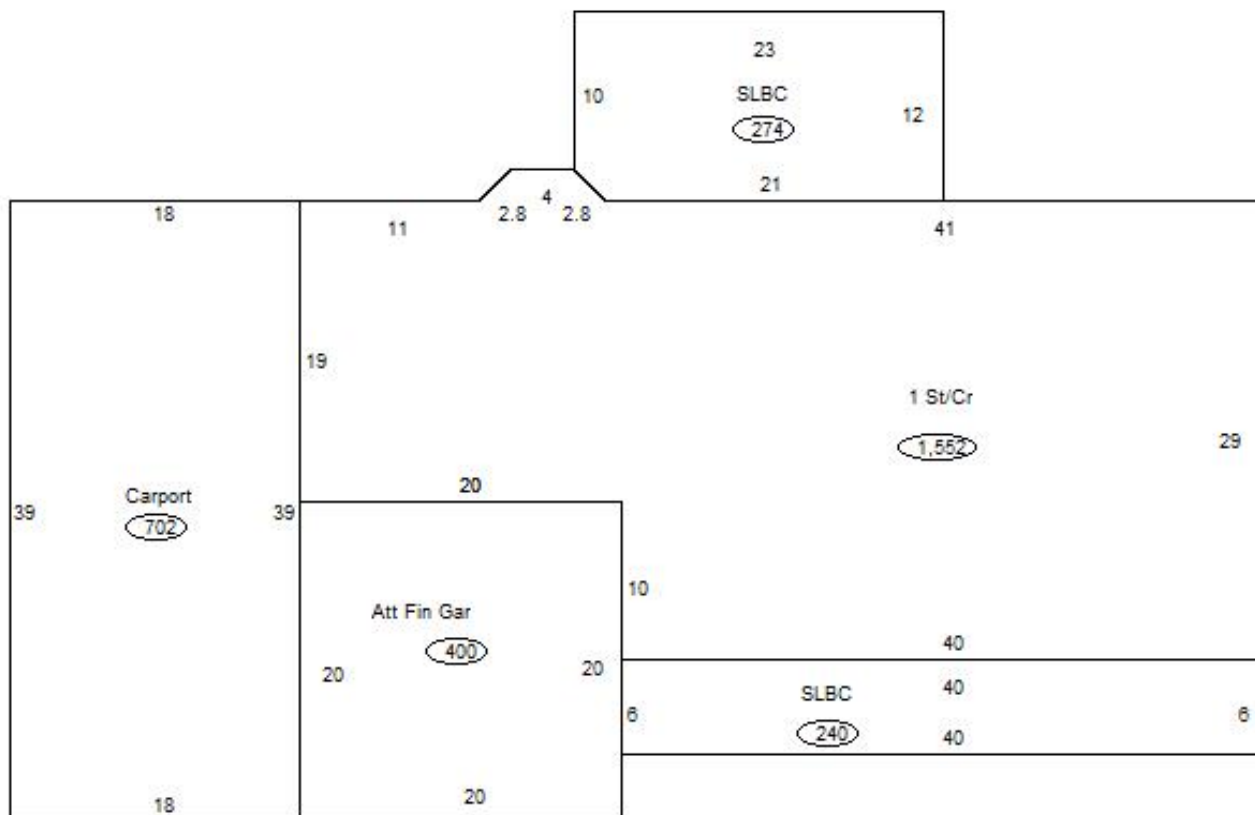
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Sketch Image

660003586



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,552	1.000	1,552
2	G	5		13	Att Fin Gar	400	1.000	400
3	M	PRCH		13	SLBC	240	1.000	240
4	M	PRCH		13	SLBC	274	1.000	274
5	G	4		13	Carport	702	1.000	702
<b>Total Building Area</b>						1,552		1,552



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x10x8	Plank	Composition Shingle	80
	Qual	2	Cond 3	Year 2010	Eff Age 12	
<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (46% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (24.87 x 80)		1,990		1,990	915	1,075