



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660003613 Parcel ID 000000-00-0-50090-003-0001 Cadastral ID 05-19-17-03980 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 19 - INOLA OT Name ID 316205 HILL, KYLE & HEATHER 6 RIDING ST INOLA OK 74036-0000 Parcel Location Situs 00006 RIDING ST Subdivision MARTINS RANCH ACRES Lot/Block 0001 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 19 / 17 / 5 Neighborhood 1206 - R-V03-SE INOLA School District S005 - INOLA SCHOOLS					<p>660003613_001.JPG 12/6/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.14809784 -95.52449271																																																																																																																									
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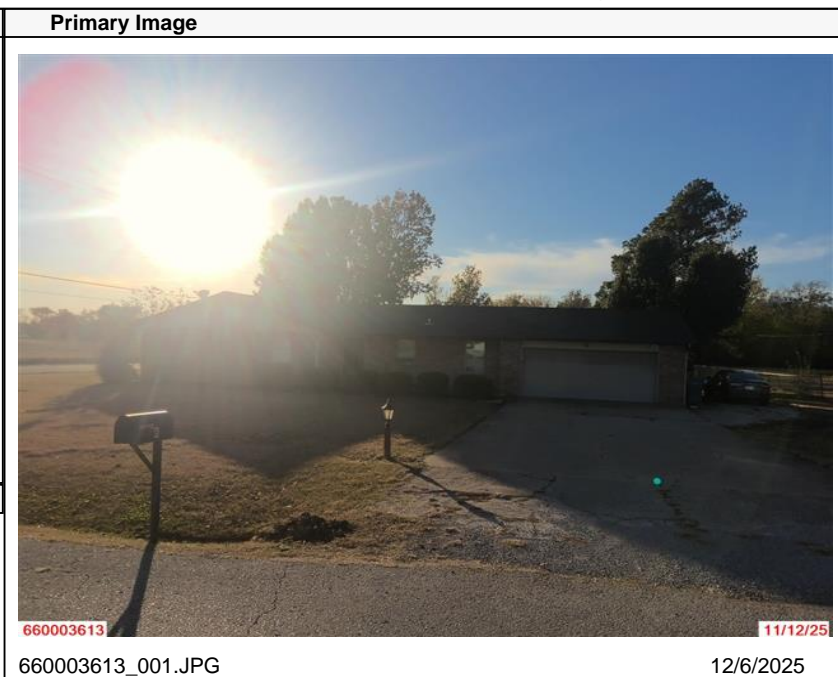
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Lot Data		Square-Foot - NBHD 1206 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.8024		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	34,951.00 x 1.94 = 67,927		
Factor Value			
Adjustments	1.0000		
Lot Value	67,927		



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	1,542 / 1,542
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,542
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	756 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1977 / 37

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	189,864	123.13	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	199,230		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	101.52	Total Misc Impr	+ 14,824				
Roofing Adj	+ 4.32	Garage Cost	+ 24,313				
Subfloor Adj	+ -1.19	Total RCN	= 232,273				
Heat/Cool Adj	+ 11.47	Depreciation (46%)	- 106,846				
Plumbing Adj	+ 9.13	Lump Sums	+ 1,686				
Basement Adj	+ 0.00	RCNLD	= 127,113				
Adj Base Cost	= 125.25	Lot Value	+ 67,927				
Total Area	x 1,542	Indicated Value	= 195,040				
Adjusted Cost	= 193,136	Value Per SqFt	126.49				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	127,113		
Lot Value	67,927		
Indicated Value	195,040	126.49	Per SqFt
Agland Value			
Site Improvements	3,779		
Total Value	198,819	128.94	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	8910	320		320	23.21		7,427
PRCH	SLAB PORCH - COVERED	8911	24x4		96	23.97		2,301
WODO	WOOD DECK - OPEN	8912	24x4		96	25.82	32%	1,686



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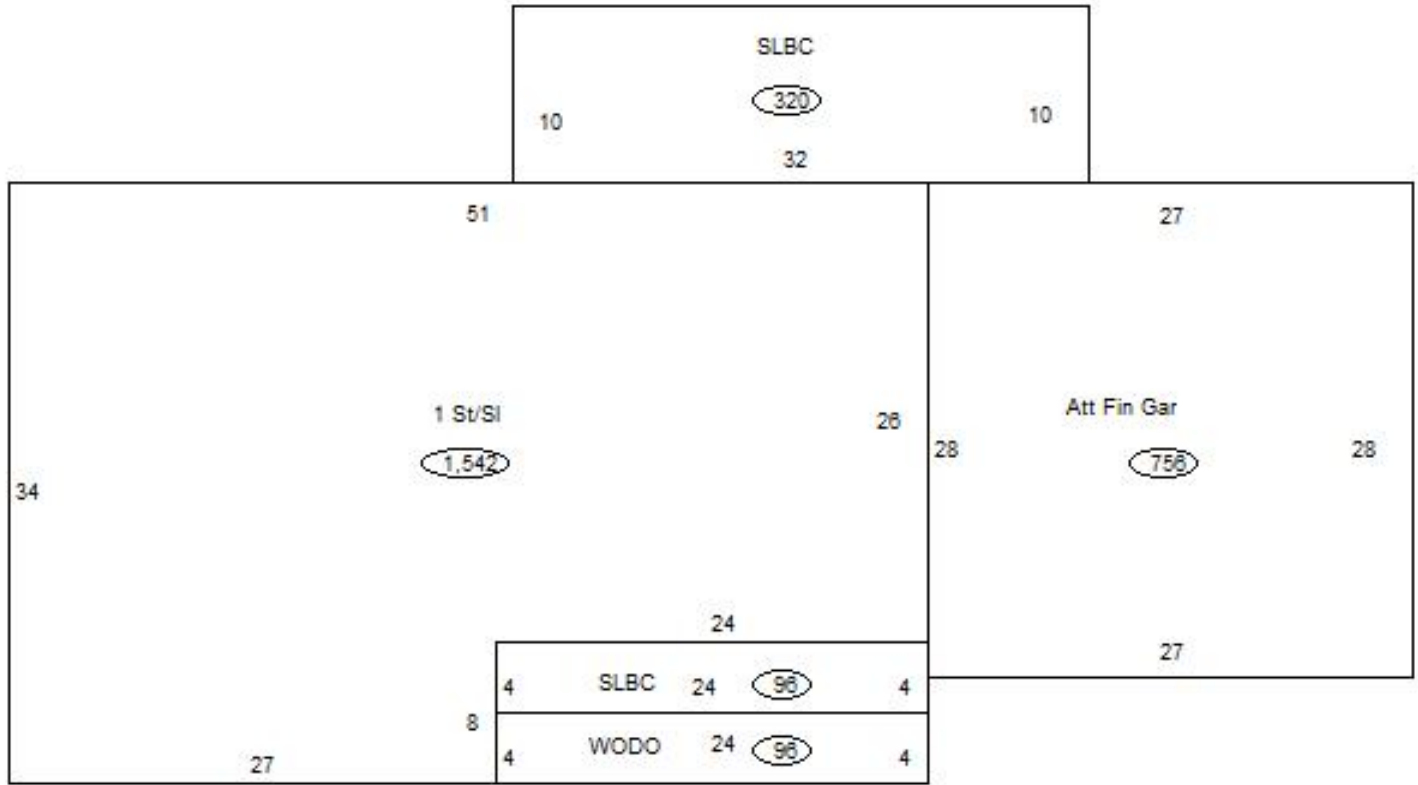
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,542	1.000	1,542
2	G	5		13	Att Fin Gar	756	1.000	756
3	M	PRCH		13	SLBC	320	1.000	320
4	M	PRCH		13	SLBC	96	1.000	96
5	M	WODO		13	WODO	96	1.000	96
Total Building Area						1,542		1,542



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x12x8	Plank	Formed Metal	96
	Qual	2	Cond 3	Year 2015	Eff Age 8	
		Valuation Summary	Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
		Base Cost (22.60 x 96)	2,170	2,170	803	1,367
	SHDS	Shed - Small INCLUDED LNT0	12x20x8	Plank	Formed Metal	240
	Qual	2	Cond 3	Year 2010	Eff Age 12	
		Valuation Summary	Modifier Total	RCN	Depr (46% Phys/ % Func)	RCNLD
		Base Cost (18.61 x 240)	4,466	4,466	2,054	2,412