



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 12:24:38
Page 1

Assessment Data				Primary Image																																																																																																																					
Account 660004581 Parcel ID 000000-00-0-00489-001-0031 Cadastral ID 05-22-15-04310 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 286144 HALL, ARNOLD 2420 S DOGWOOD AVE BROKEN ARROW OK 74012-0000 Parcel Location Situs Subdivision MEADOW ACRES Lot/Block 0031 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 22 / 15 / 5 Neighborhood 1066 - R-V02-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS				<p>\\tsclient\T\TOMMY DUNLAP\New folder (46)\IMG_0079.JPG 4/13/2022</p>																																																																																																																					
Legal Description				Building Permits																																																																																																																					
Lat/Long: 36.41087434 -95.72436334 LOT 31 BLOCK 1 MEADOW ACRES				<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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1066 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.8867 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 38,623.00 x 1.05 = 40,554 Factor Value Adjustments 1.0000 Lot Value 40,554		 <p>\\tsclient\T\TOMMY DUNLAP\New folder (46)\IMG_0079.JPG 4/13/2022</p>

Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	0.00	Total Misc Impr	+ 0	Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0	Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 40,554	Adjusted Cost	= 0	Indicated Value	= 40,554
Total Area	x	Value Per SqFt	0.00				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	40,554		
Indicated Value	40,554	0.00	Per SqFt
Agland Value			
Site Improvements	4,101		
Total Value	44,655	0.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	LT	LEAN-TO				280	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (30% Phys/ % Func)	RCNLD
		Base Cost (2.92 x 280)	818		818	245	573
	PFS	PORTABLE FRAME STRUCTURE				168	
	Qual	2	Cond 2	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (30% Phys/ % Func)	RCNLD
		Base Cost (30.00 x 168)	5,040		5,040	1,512	3,528
	CP	CARPORT DIRT				528	
	Qual	3	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD	
		Base Cost (3.50 x 528)	1,848		1,848	1,848	
	CP	CARPORT DIRT				528	
	Qual	3	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD	
		Base Cost (3.50 x 528)	1,848		1,848	1,848	