



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																	
Account 660004584 Parcel ID 000000-00-0-00489-001-0034 Cadastral ID 05-22-15-04340 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 324600 SWANSON, EDWARD J JR & VELVA M 13861 S LIONEL AVE OOLOGAH OK 74053-0000 Parcel Location Situs 13861 S LIONEL AVE Subdivision MEADOW ACRES Lot/Block 0034 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 22 / 15 / 5 Neighborhood 1066 - R-V02-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS																																																						
Legal Description Lot/Long: 36.41035717 -95.72287400																																																						
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>6413</td> <td>1999 FLEETWOOD 18X80 MH</td> <td>01/2001</td> <td>03/2001</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	6413	1999 FLEETWOOD 18X80 MH	01/2001	03/2001																																				
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Parcel Valuation																																																						
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax																																													
Remove Cap	2019	Land Value	41,707	23,565	11%	2,592	Assessed	9,544	1,032.48																																													
Year Frozen	0	Improvements	67,218	63,202		6,952	Penalty	0																																														
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00																																													
TIF Project ID	0	Total Value	108,925	86,767		9,544	Total Taxable	9,544	1,032.00																																													
Assessment History																																																						
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																													
2025	2025-660004584	SWANSON, EDWARD J JR &			10	108,302	0	9,090	983.00																																													
2024	2024-660004584	SWANSON, EDWARD J JR &			10	102,037	0	8,657	906.00																																													
2023	2023-660004584	SWANSON, EDWARD J JR &			10	78,158	0	8,245	858.00																																													
2022	2022-660004584	SWANSON, EDWARD J JR &			10	78,045	0	7,852	812.00																																													
2021	2021-660004584	SWANSON, EDWARD J JR &			10	67,986	0	7,478	780.00																																													
2020	2020-660004584	SWANSON, EDWARD J JR &			10	67,735	0	7,451	788.00																																													
2019	2019-660004584	SWANSON, EDWARD J JR &			10	66,149	0	7,276	755.00																																													
2018	2018-660004584	SWANSON, EDWARD J JR &			10	55,764	0	6,134	659.00																																													
2017	2017-660004584	SPARLING, ROBERT C &			10	55,377	0	5,930	675.00																																													
2016	2016-660004584	SPARLING, ROBERT C &			10	51,344	0	5,648	585.00																																													
2015	2015-660004584	SPARLING, ROBERT C &			10	49,340	0	5,427	532.00																																													
2014	2014-660004584	SPARLING, ROBERT C &			10	50,862	0	5,595	548.00																																													
2013	2013-660004584	SPARLING, ROBERT C &			10	49,344	0	5,015	475.00																																													



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Lot Data	Square-Foot - NBHD 1066 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	6300	
Non-Ag Acres	0.9119	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	39,721.00 x 1.05 = 41,707	
Factor Value		
Adjustments	1.0000	
Lot Value	41,707	

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	/

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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	+				
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	=				
Adj Base Cost	= 0.00	Lot Value	+	41,707			
Total Area	x	Indicated Value	=	41,707			
Adjusted Cost	= 0	Value Per SqFt		0.00			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	41,707		
Indicated Value	41,707	0.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	41,707	0.00	Total Value Per SqFt

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



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Lot Size	-							
Lot Count								
Units Buildable								
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Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method								
Base Lot Value								
Factor Value		\\tsclient\T\TOMMY DUNLAP\New folder (46)\IMG_0087.JPG 4/13/2022						
Adjustments		GRM Approach						
Lot Value		GRM Code Gross Rent 0.00 Indicated Value						
Residential Data		Multiple Regression						
Type	6 Mobile Home 76 x 17	MRA Code						
Condition	5 - Very Good	Adusted R						
Quality	5 - Very Good	Indicated Value						
Architecture	6 MS ADJ	Direct Comparables						
Style	100% Single Wide	Selection Model A Adam Test						
Exterior Wall	100% Frame, Siding, Vinyl	Adjustment Model 1 2022 Residential						
Base/Total Area	1,292 / 1,292	Comparables						
Style	100% Single Wide	Indicated Value						
HVAC	100% Warmed & Cooled Air	Value Reconciliation						
Roof Cover	1 Composition Shingle	Selected Approach Cost Approach						
Area on Slab	0	Improvements 67,218						
Fixture/RghIn	/	Lot Value						
Bed/F/H Bath	/ /	Indicated Value 67,218 52.03 Per SqFt						
Basement Area		Agland Value						
Garage Type		Site Improvements						
Remodel		Total Value 67,218 52.03 Total Value Per SqFt						
Year/Eff Age	1999 / 12							
Cost Approach								
Manual : 01/2025								
Base Cost	46.77	Total Misc Impr	+ 0					
Roofing Adj	+ 4.26	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 101,306					
Heat/Cool Adj	+ 5.30	Depreciation (41%)	- 41,535					
Plumbing Adj	+ 22.08	Lump Sums	+ 7,447					
Basement Adj	+ 0.00	RCNLD	= 67,218					
Adj Base Cost	= 78.41	Lot Value	+ 0					
Total Area	x 1,292	Indicated Value	= 67,218					
Adjusted Cost	= 101,306	Value Per SqFt	52.03					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	140330	12x12		144	60.84	15%	7,447



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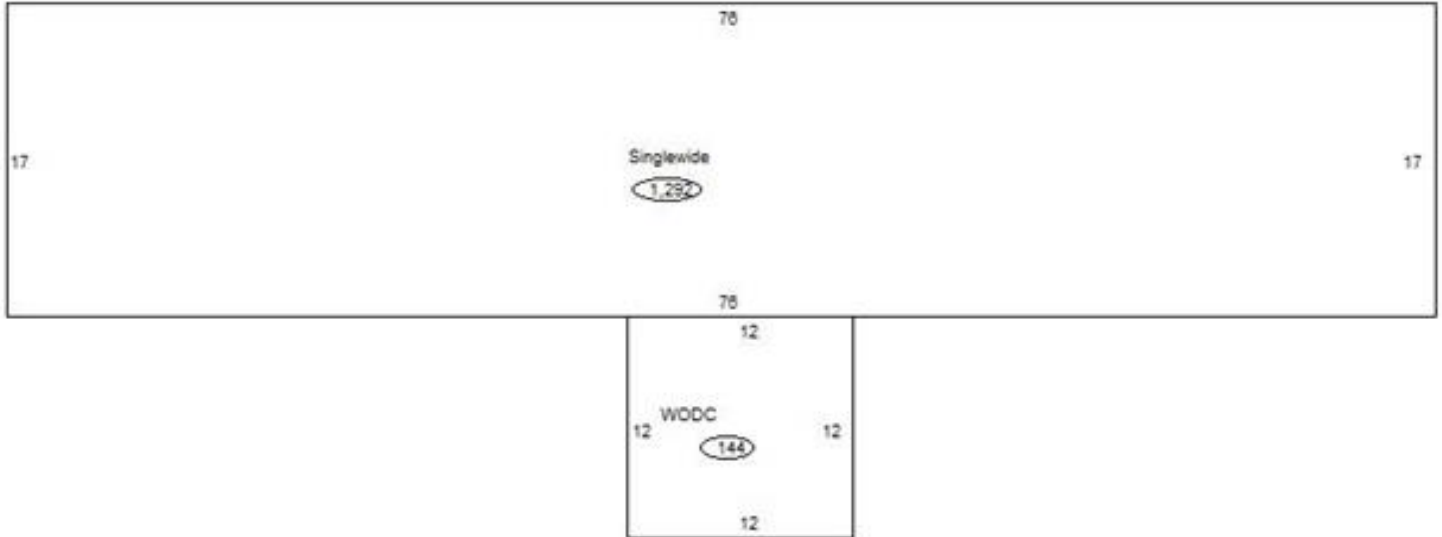
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Sketch Image

660004584



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13		10	Singlewide	1,292	1.000	1,292
2	M	WODC		10	WODC	144	1.000	144
Total Building Area						1,292		1,292