



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																			
<b>Account</b> 660004622 <b>Parcel ID</b> 000000-00-0-00624-001-0012 <b>Cadastral ID</b> 05-22-15-04720 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 298772 PASHLEY, DANA LYNN  TRUSTEE 5751 E IVA LYNN LN OOLOGAH OK 74053-0000  <b>Parcel Location</b> <b>Situs</b> 05751 IVA LYNN LN <b>Subdivision</b> PRAIRIE ACRES <b>Lot/Block</b> 0012 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 5 / 22 / 15 / 5 <b>Neighborhood</b> 1066 - R-V02-NW OOLOGAH <b>School District</b> S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (45)\IMG_0027.JPG 4/8/2022</p>																			
<b>Legal Description</b> Lot/Long: 36.41822785 -95.72691794																								
LOT 12 BLOCK 1 PRAIRIE ACRES					<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>R17 000006</td> <td>R19- RM ADDTN/REMODEL 24X16 SQ</td> <td>10/2017</td> <td>07/2018</td> <td>30,000</td> </tr> <tr> <td>R20080713</td> <td>R10-NEW ROOM ADD. 960 SQ FT</td> <td>07/2008</td> <td>06/2009</td> <td>70,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R17 000006	R19- RM ADDTN/REMODEL 24X16 SQ	10/2017	07/2018	30,000	R20080713	R10-NEW ROOM ADD. 960 SQ FT	07/2008	06/2009	70,000
Number	Description	Opened	Closed	Amount																				
R17 000006	R19- RM ADDTN/REMODEL 24X16 SQ	10/2017	07/2018	30,000																				
R20080713	R10-NEW ROOM ADD. 960 SQ FT	07/2008	06/2009	70,000																				
<b>Exemptions</b>					<b>Sale History</b>																			
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>															
H	Homestead	Yes	1,000	1,000	1973/1	PASHLEY, DANA LYNN	08/07/2008	0	4															
					959/98	SELLER	06/01/1994	87,950	No															
					939/162	ROOT, NORMAN H & PAMELA--DIAN	12/07/1993	0	No															
<b>Parcel Valuation</b>																								
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	108.182	<b>Current Tax</b>															
Remove Cap	0	<b>Land Value</b>	37,572	18,589	11%	2,045	<b>Assessed</b>	47,662	5,156.15															
Year Frozen	0	<b>Improvements</b>	467,792	414,700		45,617	<b>Penalty</b>	0																
Uncapped Value	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000	-94.00															
TIF Project ID	0	<b>Total Value</b>	505,364	433,289		47,662	<b>Total Taxable</b>	46,662	5,062.00															
<b>Assessment History</b>																								
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>															
2025	2025-660004622	PASHLEY, DANA LYNN			10	487,364	1000	45,273	4,911.00															
2024	2024-660004622	PASHLEY, DANA LYNN			10	495,764	1000	43,925	4,614.00															
2023	2023-660004622	PASHLEY, DANA LYNN			10	449,569	1000	42,617	4,446.00															
2022	2022-660004622	PASHLEY, DANA LYNN			10	455,364	1000	41,347	4,294.00															
2021	2021-660004622	PASHLEY, DANA LYNN			10	395,685	1000	40,114	4,195.00															
2020	2020-660004622	PASHLEY, DANA LYNN			10	392,697	1000	38,917	4,131.00															
2019	2019-660004622	PASHLEY, DANA LYNN			10	371,138	1000	37,754	3,932.00															
2018	2018-660004622	PASHLEY, DANA LYNN			10	285,534	1000	25,248	2,725.00															
2017	2017-660004622	PASHLEY, DANA LYNN			10	282,641	1000	24,484	2,797.00															
2016	2016-660004622	PASHLEY, DANA LYNN			10	274,961	1000	23,742	2,472.00															
2015	2015-660004622	PASHLEY, DANA LYNN			10	267,740	1000	23,021	2,269.00															
2014	2014-660004622	PASHLEY, DANA LYNN			10	274,875	1000	22,322	2,195.00															
2013	2013-660004622	PASHLEY, DANA LYNN			10	274,530	1000	21,642	2,059.00															



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Lot Data		Square-Foot - NBHD 1066 #1	
Lot Size			
Lot Count			
Units Buildable	5000		
Non-Ag Acres	0.8215		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	35,783.00 x 1.05 = 37,572		
Factor Value			
Adjustments	1.0000		
Lot Value	37,572		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Masonry
Base/Total Area	3,315 / 3,315
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,315
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 3.0 /
Basement Area	
Garage Type	483 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1994 / 24

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	328,425 99.07 Per SqFt

### Direct Comparables

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

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	307,468
Lot Value	37,572
Indicated Value	345,040 104.08 Per SqFt
Agland Value	
Site Improvements	
Total Value	345,040 104.08 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	92.94	Total Misc Impr	+ 40,507
Roofing Adj	+ 4.33	Garage Cost	+ 15,499
Subfloor Adj	+ -2.06	Total RCN	= 433,054
Heat/Cool Adj	+ 12.64	Depreciation ( 29%)	- 125,586
Plumbing Adj	+ 5.89	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 307,468
Adj Base Cost	= 113.74	Lot Value	+ 37,572
Total Area	x 3,315	Indicated Value	= 345,040
Adjusted Cost	= 377,048	Value Per SqFt	104.08

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	11845	16x5		80	26.68		2,134
PRCH	SLAB PORCH - COVERED	11846	4x4		16	26.88		430
PATO	SLAB PORCH - OPEN	11847	260		260	9.54		2,480
PRCH	SLAB PORCH - COVERED	11848	18x15		270	26.08		7,042
PRCH	SLAB PORCH - COVERED	11849	351		351	25.83		9,066
PRCH	SLAB PORCH - COVERED	11851	16x16		256	26.13		6,689
PATO	SLAB PORCH - OPEN	11852	16x8		128	11.22		1,436





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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	Cond	Year	Eff Age		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (4.68 x )						




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Lot Data		Primary Image						
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY  Method Base Lot Value Factor Value Adjustments Lot Value		 <p>\\tsclient\C\Users\leevans\Pictures\2018-07-13\IMG_0001.JPG 7/13/2018</p>						
Residential Data								
Type 1 Single Family Residence Condition 3 - Average Quality 2 - Fair Architecture Style 100% 1 1/2 Story Finished Exterior Wall 100% Frame, Siding, Wood Base/Total Area 1,002 / 1,522 Style 100% 1 1/2 Story Finished HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 1,002 Fixture/RghIn 11 / Bed/F/H Bath 1 / 2.0 / Basement Area Garage Type Remodel Year/Eff Age 2018 / 6		<b>GRM Approach</b> GRM Code Gross Rent 0.00 Indicated Value						
		<b>Multiple Regression</b> MRA Code Adjusted R Indicated Value						
		<b>Direct Comparables</b> Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables Indicated Value						
<b>Cost Approach</b> Manual : 01/2025		<b>Value Reconciliation</b>						
Base Cost 81.84 Roofing Adj + 2.95 Subfloor Adj + 0.00 Heat/Cool Adj + 10.30 Plumbing Adj + 8.30 Basement Adj + 0.00 Adj Base Cost = 103.39  Total Area x 1,522 Adjusted Cost = 157,360	Total Misc Impr + 9,202 Garage Cost + Total RCN = 166,562 Depreciation ( 6%) - 9,994 Lump Sums + 3,756 RCNLD = 160,324 Lot Value +  Indicated Value = 160,324 Value Per SqFt 105.34	Selected Approach Cost Approach Improvements 160,324 Lot Value Indicated Value 160,324 105.34 Per SqFt Agland Value Site Improvements Total Value 160,324 105.34 Total Value Per SqFt						
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	138660	20x6		120	10.07		1,208
PRCH	SLAB PORCH - COVERED	138661	15x4		60	21.11		1,267
PRCH	SLAB PORCH - COVERED	138662	13x10		130	20.88		2,714
PATO	SLAB PORCH - OPEN	138663	13x10		130	9.99		1,299
PRCH	SLAB PORCH - COVERED	138664	13x10		130	20.88		2,714
BALW	BALCONY - WOOD	138665	15x10		150	25.04		3,756

