




# 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> 660004686 <b>Parcel ID</b> 22N16E-05-2-00000-000-0000 <b>Cadastral ID</b> 05-22-16-03510 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 1 <b>Tax Area</b> 11 - SEQUOYAH/NW FIRE <b>Name ID</b> 36544 RADER, TERRY JOE  11534 E 410 RDT #806 CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 11538 E 410 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 3.03 - Acres <b>Sec/Twn/Rng</b> 5 / 22 / 16 / 2 <b>Neighborhood</b> 6030 - UNPLATTED <b>School District</b> S006 - SEQUOYAH SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-2\IMG_000! 11/2/2022</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.42057859 -95.62305358 E 200' OF W 350' SW 10 AC LOT 2																																																																																																																									
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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,664 / 1,664
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	
Remodel	
Year/Eff Age	1960 / 50

Cost Approach		Manual : 01/2025	
Base Cost	93.02	Total Misc Impr	+ 13,400
Roofing Adj	+ 4.33	Garage Cost	+
Subfloor Adj	+ 1.15	Total RCN	= 206,823
Heat/Cool Adj	+ 11.47	Depreciation ( 57%)	- 117,889
Plumbing Adj	+ 6.27	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 88,934
Adj Base Cost	= 116.24	Lot Value	+
Total Area	x 1,664	Indicated Value	= 88,934
Adjusted Cost	= 193,423	Value Per SqFt	53.45

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	88,934		
Lot Value			
Indicated Value	88,934	53.45	Per SqFt
Agland Value	582		
Site Improvements	33,523		
Total Value	123,039	73.94	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2015	1	0.00		
PRCH	SLAB PORCH - COVERED	11971	24x10		240	23.44		5,626
PRCH	SLAB PORCH - COVERED	11972	16x7		112	23.91		2,678
FPR1	Fireplace - Residential 1 Story			1	1	5,095.98		5,096



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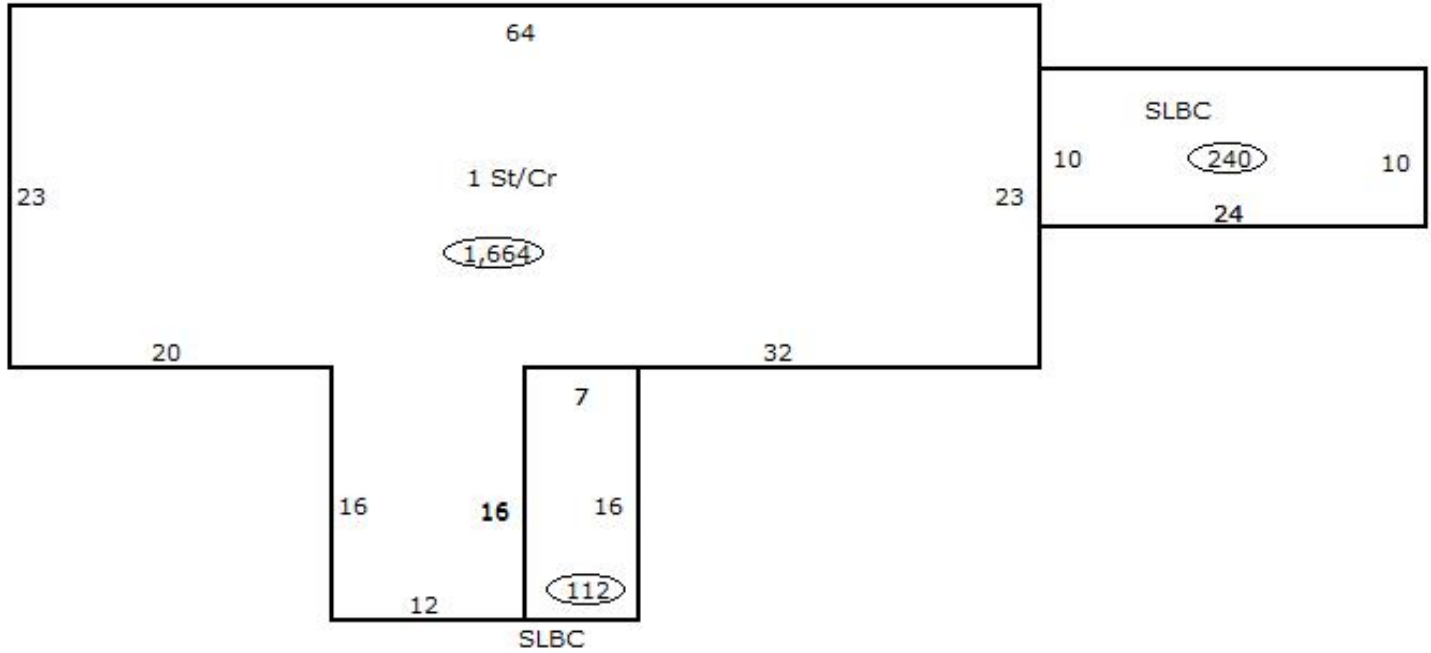
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,664	1.000	1,664
2	M	PRCH		13	SLBC	240	1.000	240
3	M	PRCH		13	SLBC	112	1.000	112
<b>Total Building Area</b>						1,664		1,664



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	22x24x0			528
	Qual 2	Cond 3	Year 2019	Eff Age	5	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (9% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (29.97 x 528)		15,824		15,824	1,424	14,400
	DTGF	DETACHED GARAGE FAIR	0x0x0			864
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (25% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (16.00 x 864)		13,824		13,824	3,456	10,368
	DTGF	DETACHED GARAGE FAIR	0x0x0			576
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (16.00 x 576)		9,216		9,216	461	8,755



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80		0	3.030	192	192	582	582
<b>NTV PST Totals</b>						3.030			582	582
<b>Total Agland</b>						3.030			582	582