




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 660006700 Parcel ID 000000-00-0-50055-001-0001 Cadastral ID 08-19-17-02700 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 19 - INOLA OT Name ID 318269 CAHILL, BRETT 401 GREEN VALLEY RD INOLA OK 74036-0000 Parcel Location Situs 00401 GREEN VALLEY RD Subdivision GREEN ACRES AMD Lot/Block 0001 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 8 / 19 / 17 / 5 Neighborhood 1206 - R-V03-SE INOLA School District S005 - INOLA SCHOOLS					 <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0622\IMG_0003. 6/28/2021</p>																																																	
Legal Description Lat/Long: 36.14223523 -95.51634639																																																						
LOT 1 BLOCK 1 GREEN ACRES AMD					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> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
					2548/392	MOUNTJOY, ALICIA	05/09/2016	101,000	YES																																													
					2548/290	NIRMAIER, ALICIA &	04/20/2016	0	4																																													
					2218/726	DOUGLAS, ROBERT L	12/16/2011	75,000	YES																																													
					2121/702	DOUGLAS, ROBERT L & TAMMY-M	08/23/2010	0	4																																													
					2084/149	SECRETARY OF HUD	02/02/2010	0	3																																													
					2068/866	JAGGERS, LANCE &	10/12/2009	0	10																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>80.060</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2017</td> <td>Land Value 37,475</td> <td>19,629</td> <td>11%</td> <td>2,159</td> <td>Assessed</td> <td>13,171</td> <td>1,054.47</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 109,898</td> <td>100,107</td> <td> </td> <td>11,012</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 147,373</td> <td>119,736</td> <td> </td> <td>13,171</td> <td>Total Taxable</td> <td>13,171</td> <td>1,054.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	Remove Cap	2017	Land Value 37,475	19,629	11%	2,159	Assessed	13,171	1,054.47	Year Frozen	0	Improvements 109,898	100,107		11,012	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 147,373	119,736		13,171	Total Taxable	13,171	1,054.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660006700	CAHILL, BRETT	19	139,035	0	12,544	1,004.00																																															
2024	2024-660006700	CAHILL, BRETT	19	147,649	0	11,946	961.00																																															
2023	2023-660006700	CAHILL, BRETT	19	103,434	0	11,378	916.00																																															
2022	2022-660006700	CAHILL, BRETT	19	103,434	0	11,378	923.00																																															
2021	2021-660006700	CAHILL, BRETT	19	110,932	0	12,203	978.00																																															
2020	2020-660006700	CAHILL, BRETT	19	108,800	0	11,923	963.00																																															
2019	2019-660006700	CAHILL, BRETT	19	103,230	0	11,355	938.00																																															
2018	2018-660006700	CAHILL, BRETT	19	106,690	0	11,736	980.00																																															
2017	2017-660006700	CAHILL, BRETT	19	105,762	0	11,634	979.00																																															
2016	2016-660006700	CAHILL, BRETT	19	105,463	0	11,601	987.00																																															
2015	2015-660006700	NIRMAIER, ALICIA &	19	102,000	0	11,220	974.00																																															
2014	2014-660006700	NIRMAIER, ALICIA &	19	105,218	0	11,574	1,039.00																																															
2013	2013-660006700	NIRMAIER, ALICIA &	19	100,495	0	11,054	931.00																																															



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Lot Data	Square-Foot - NBHD 1206 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.3363	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	14,650.00 x 2.56 = 37,475	
Factor Value		
Adjustments	1.0000	
Lot Value	37,475	

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Frame, Plywood or Har
Base/Total Area	1,760 / 1,760
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,760
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1978 / 33

\\tsclient\C\Users\Randy Necessary\Pictures\101_0622\IMG_0003. 6/28/2021

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	112,685	64.03	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	105,230		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	108,440		
Lot Value	37,475		
Indicated Value	145,915	82.91	Per SqFt
Agland Value			
Site Improvements	1,458		
Total Value	147,373	83.73	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	88.56	Total Misc Impr	+	8,439			
Roofing Adj	+ 3.67	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	197,164			
Heat/Cool Adj	+ 10.30	Depreciation (45%)	-	88,724			
Plumbing Adj	+ 4.70	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	108,440			
Adj Base Cost	= 107.23	Lot Value	+	37,475			
Total Area	x 1,760	Indicated Value	=	145,915			
Adjusted Cost	= 188,725	Value Per SqFt		82.91			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	16259	18x4		72	21.07		1,517
PRCH	SLAB PORCH - COVERED	16260	14x8		112	20.94		2,345



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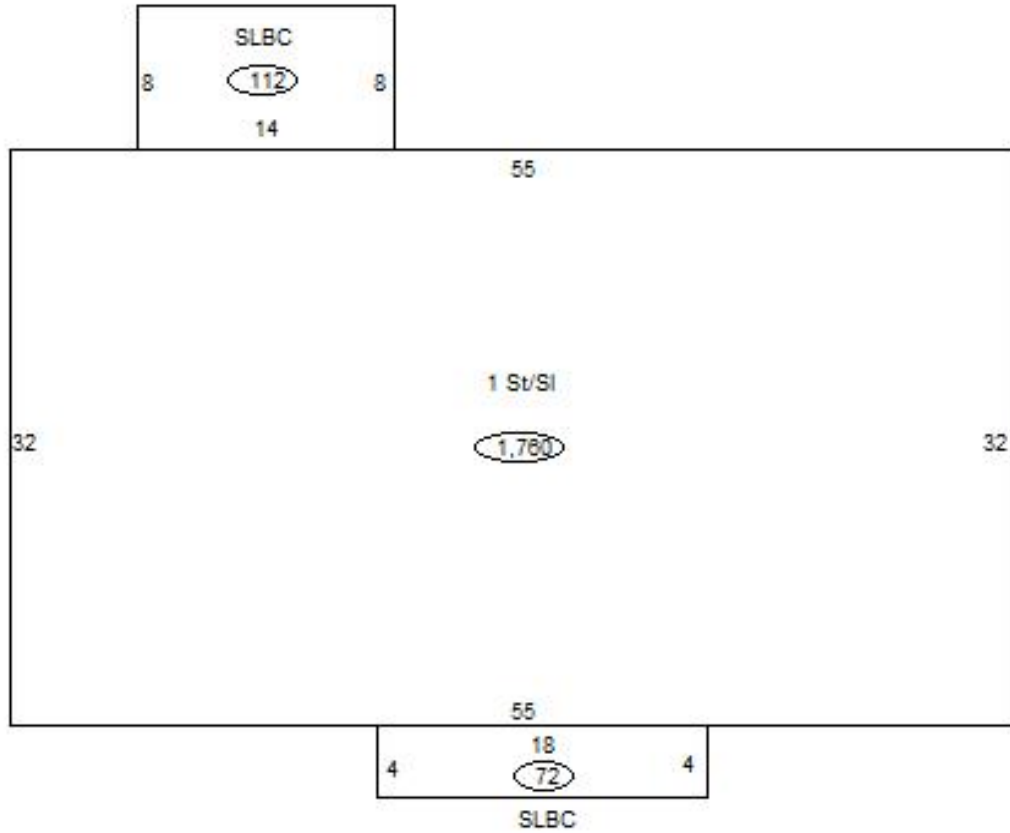
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Sketch Image

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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	1,760	1.000	1,760
2	M	PRCH		13	SLBC	72	1.000	72
3	M	PRCH		13	SLBC	112	1.000	112
Total Building Area						1,760		1,760



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x10x6	Concrete	Formed Metal	80
	Qual 4	Cond 4.5	Year 2005	Eff Age 11		

Valuation Summary	Modifier Total	RCN	Depr (44% Phys/ % Func)	RCNLD
Base Cost (32.54 x 80)	2,603		1,145	1,458