




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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 Time 04:19:49  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660011061 <b>Parcel ID</b> 000000-00-0-00459-002-0007 <b>Cadastral ID</b> 10-21-17-03470 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 94 - SEQUOYAH/TRI-DISTRICT FI <b>Name ID</b> 339226 HURST, BENNETT O JR & BECKY L MILLS  20304 S LITTLE FOX DR CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 20163 S LITTLE FOX DR <b>Subdivision</b> LITTLE FOX ESTATES <b>Lot/Block</b> 0007 / 0002 <b>Parcel Size</b> 2 - Lots <b>Sec/Twn/Rng</b> 10 / 21 / 17 / 5 <b>Neighborhood</b> 1061 - R-V03-SE SEQUOYAH <b>School District</b> S006 - SEQUOYAH SCHOOLS					 <p>660011061 12/04/25</p> <p>660011061_001.JPG 12/9/2025</p>																																																																																																																				
<b>Legal Description</b> Lot/Long: 36.31902667 -95.48139685 LOT 6 & 7 BLOCK 2 LITTLE FOX ESTATES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1061 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities LAND QUALITY  Method Square-Foot Base Lot Value 209,550.00 x .30 = 63,690 Factor Value Adjustments Lot Value 63,690		

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	+ 63,690	Adjusted Cost	= 0	Indicated Value	= 63,690
Total Area	x	Value Per SqFt	0.00				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value	63,690		
Indicated Value	63,690	0.00	Per SqFt
Agland Value			
Site Improvements	1,568		
Total Value	65,258	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
	BARN	BARN	0x0x0			432
	Qual	3	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (10.48 x 432)		4,527	4,527	3,169	1,358
	LT	LEAN-TO	0x0x0			240
	Qual	3	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (2.92 x 240)		701	701	491	210



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Lot Data		Primary Image	
Lot Size	-	<p>\\tsclient\C\Documents and Settings\RLN.ROGERSCOUNTY\My D 8/13/2013</p>	
Lot Count			
Units Buildable			
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		
Method			
Base Lot Value			
Factor Value			
Adjustments			
Lot Value			
Residential Data			
Type	6 Mobile Home 46 x 12		
Condition	2 - Fair		
Quality	1.5 - Low		
Architecture	6 MS ADJ		
Style	100% Single Wide		
Exterior Wall	100% Aluminum Sheet		
Base/Total Area	552 / 552		
Style	100% Single Wide		
HVAC			
Roof Cover	14 Metal, Ribbed		
Area on Slab	0		
Fixture/RghIn	/		
Bed/F/H Bath	/ /		
Basement Area			
Garage Type			
Remodel			
Year/Eff Age	1967 / 59		
Cost Approach		Manual : 01/2025	
Base Cost	32.98	Total Misc Impr	+ 0
Roofing Adj	+ 2.68	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 26,088
Heat/Cool Adj	+ 0.00	Depreciation ( 89%)	- 23,218
Plumbing Adj	+ 11.60	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 2,870
Adj Base Cost	= 47.26	Lot Value	+ 2,870
Total Area	x 552	Indicated Value	= 2,870
Adjusted Cost	= 26,088	Value Per SqFt	5.20
Miscellaneous Improvements		GRM Approach	
Code	Description	Sketch ID	Size
			Year
			Units
			Unit Cost
			Depr
			Value
		Multiple Regression	
		MRA Code	
		Adusted R	
		Indicated Value	
		Direct Comparables	
		Selection Model	A Adam Test
		Adjustment Model	1 2022 Residential
		Comparables	
		Indicated Value	
		Value Reconciliation	
		Selected Approach	Correlated Value
		Improvements	1,000
		Lot Value	
		Indicated Value	1,000 1.81 Per SqFt
		Agland Value	
		Site Improvements	
		Total Value	1,000 1.81 Total Value Per SqFt



# Rogers

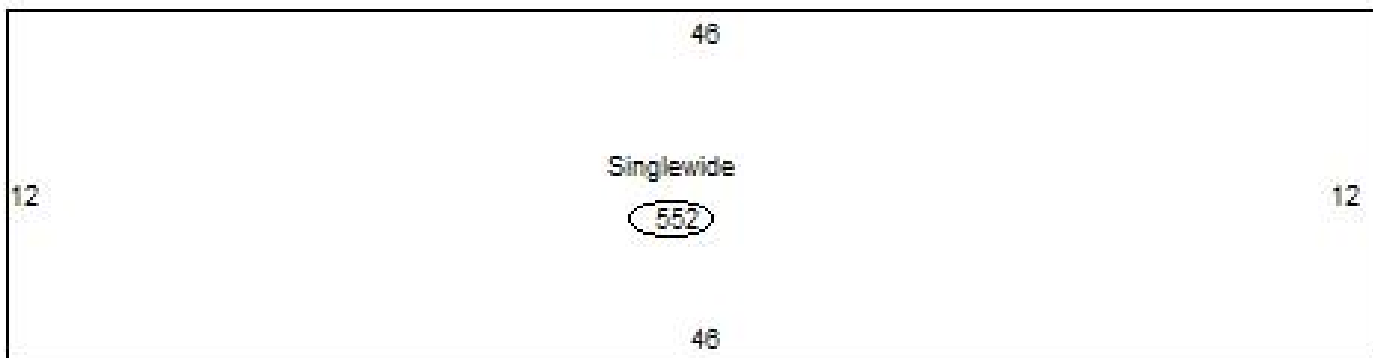
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13		10	Singlewide	552	1.000	552
<b>Total Building Area</b>						552		552