



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:10:58
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Assessment Data					Primary Image																																																																																																																				
Account 660012041 Parcel ID 21N17E-11-3-00000-000-0000 Cadastral ID 11-21-17-02600 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 53754 WILLIS, LOIS JEAN 5442 W 480 RD PRYOR OK 74361-0000 Parcel Location Situs 20895 S 4230 RD Subdivision Lot/Block / Parcel Size 12.5 - Acres Sec/Twn/Rng 11 / 21 / 17 / 3 Neighborhood 2117 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>660012041 12/10/25</p> <p>660012041_003.JPG 12/18/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.30908591 -95.46958711																																																																																																																									
S2 S2 NW SW SW & SW NE SW SW & N2 SW SW SW & NW SE SW SW					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>R13</td> <td>R13-HOUSE FIRE</td> <td>07/2012</td> <td>12/2012</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R13	R13-HOUSE FIRE	07/2012	12/2012																																																																																																							
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Lot Data		Square-Foot - NBHD 2117 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	12.5							
Non-Ag Acres	12.5854							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY					0		
						0		
Method	Square-Foot							
Base Lot Value	548,219.00 x .31 = 168,747			660012041_003.JPG		12/18/2025		
Factor Value				GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	168,747			Gross Rent 0.00				
Residential Data				Indicated Value				
Type	1 Single Family Residence			Multiple Regression				
Condition	2 - Fair			MRA Code 1 Test				
Quality	1 - Low			Adusted R 0.8445				
Architecture				Indicated Value 30,138 37.77 Per SqFt				
Style	100% One Story			Direct Comparables				
Exterior Wall	100% Frame, Siding, Wood			Selection Model 1 Res				
Base/Total Area	798 / 798			Adjustment Model A2 AO Test				
Style	100% One Story			Comparables				
HVAC	100% Forced Air Furnace			Indicated Value				
Roof Cover	4 Metal, Preformed			Value Reconciliation				
Area on Slab	0			Selected Approach Cost Approach				
Fixture/RghIn	4 /			Improvements				
Bed/F/H Bath	2 / 1.0 /			Lot Value 168,747				
Basement Area				Indicated Value 168,747 211.46 Per SqFt				
Garage Type				Agland Value				
Remodel				Site Improvements 1,106				
Year/Eff Age	1960 / 66			Total Value 169,853 212.85 Total Value Per SqFt				
Cost Approach				Manual : 01/2025				
Base Cost	89.88	Total Misc Impr	+ 1,850					
Roofing Adj	+ 5.02	Garage Cost	+ 0					
Subfloor Adj	+ 2.66	Total RCN	= 87,994					
Heat/Cool Adj	+ 4.61	Depreciation (100%)	- 87,994					
Plumbing Adj	+ 5.78	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 0					
Adj Base Cost	= 107.95	Lot Value	+ 168,747					
Total Area	x 798	Indicated Value	= 168,747					
Adjusted Cost	= 86,144	Value Per SqFt	211.46					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	28931	17x6		102	18.14		1,850



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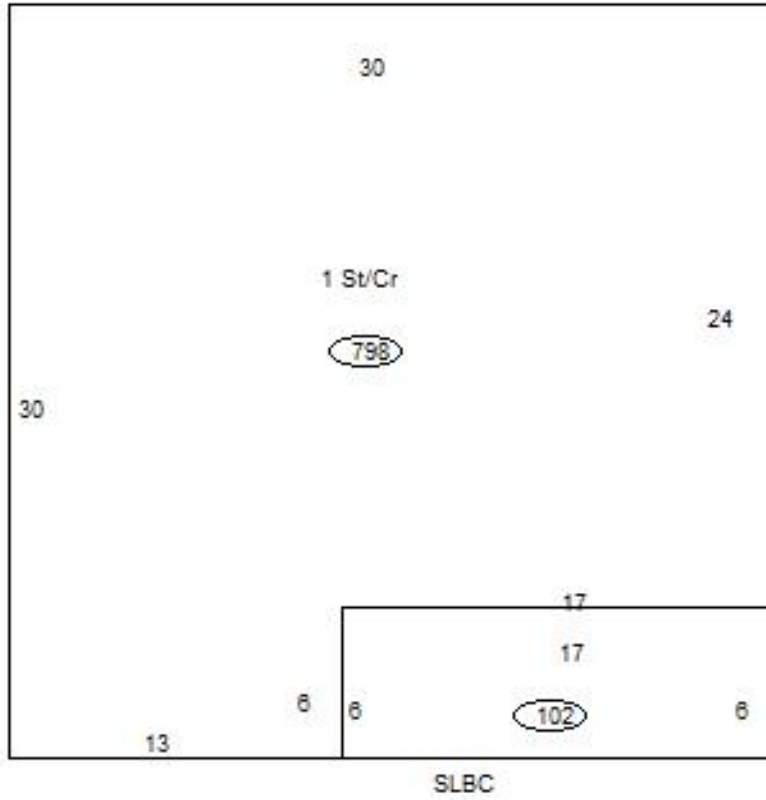
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Sketch Image

660012041



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	798	1.000	798
2	M	PRCH		10	SLBC	102	1.000	102
Total Building Area						798		798



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	STF	STG FAIR*SALVAGED MH SEE PIC 6 & 9	0x0x0			106	
	Qual	Cond	Year	2026	Eff Age		
				0			
				0			
Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)		RCNLD	
Base Cost (4.68 x 106)		496		496		496	
	STF	STG FAIR	14x8x0			112	
	Qual	2	Cond 2	Year 2021	Eff Age 5		
	Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)		RCNLD
	Base Cost (4.68 x 112)		524		524	393	131
	STF	STG FAIR	16x16x0			256	
	Qual	2	Cond 3	Year 2021	Eff Age 4		
	Valuation Summary		Modifier Total	RCN	Depr (60% Phys/ % Func)		RCNLD
	Base Cost (4.68 x 256)		1,198		1,198	719	479



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Lot Data		Primary Image						
Lot Size	-							
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method								
Base Lot Value								
Factor Value		GRM Approach						
Adjustments		GRM Code						
Lot Value		Gross Rent	0.00					
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Architecture		Direct Comparables						
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Exterior Wall	100% Frame, Siding, Wood	Adjustment Model	A2 AO Test					
Base/Total Area	884 / 884	Comparables						
Style	100% One Story	Indicated Value						
HVAC	100% Forced Air Furnace	Value Reconciliation						
Roof Cover	4 Metal, Preformed	Selected Approach	Cost Approach					
Area on Slab	0	Improvements	18,736					
Fixture/RghIn	4 /	Lot Value						
Bed/F/H Bath	2 / 1.0 /	Indicated Value	18,736 21.19 Per SqFt					
Basement Area		Agland Value						
Garage Type		Site Improvements						
Remodel		Total Value	18,736 21.19 Total Value Per SqFt					
Year/Eff Age	1960 / 92							
Cost Approach		Manual : 01/2025						
Base Cost	88.22	Total Misc Impr	+ 294					
Roofing Adj	+ 4.93	Garage Cost	+ 294					
Subfloor Adj	+ 2.67	Total RCN	= 93,680					
Heat/Cool Adj	+ 4.61	Depreciation (80%)	- 74,944					
Plumbing Adj	+ 5.21	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 18,736					
Adj Base Cost	= 105.64	Lot Value	+ 18,736					
Total Area	x 884	Indicated Value	= 18,736					
Adjusted Cost	= 93,386	Value Per SqFt	21.19					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	135401	4x4		16	18.37		294



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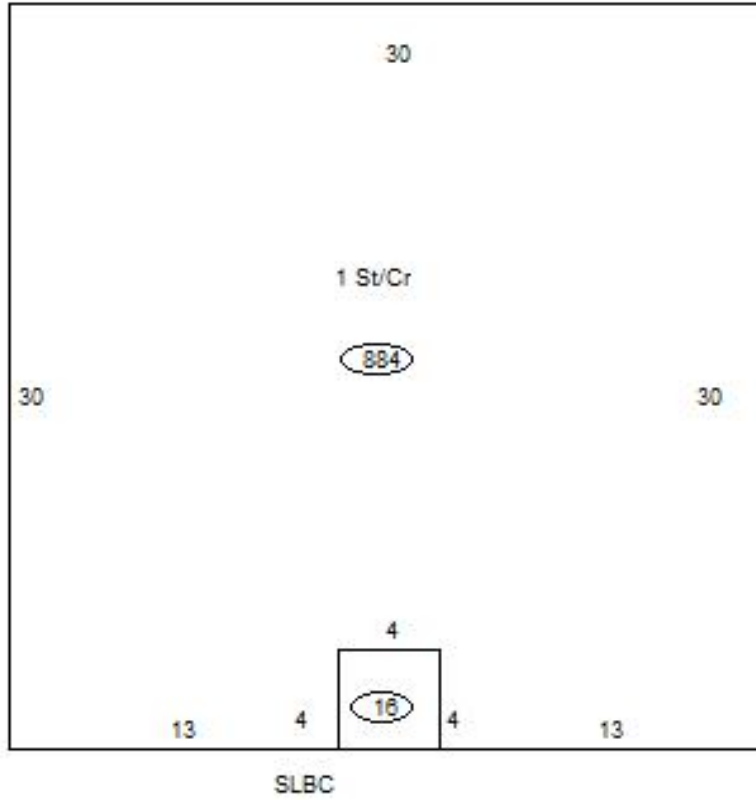
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