



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660012126 <b>Parcel ID</b> 22N16E-11-2-00000-000-0000 <b>Cadastral ID</b> 11-22-16-00400 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 1 <b>Tax Area</b> 11 - SEQUOYAH/NW FIRE <b>Name ID</b> 349457 DAVIS, KRISTOPHER J & KASEY L BINGHAM  414 E 1ST ST CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 14205 S 4170 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 7.87 - Acres <b>Sec/Twn/Rng</b> 11 / 22 / 16 / 2 <b>Neighborhood</b> 6040 - UNPLATTED <b>School District</b> S006 - SEQUOYAH SCHOOLS					<p style="text-align: right; color: orange;">11/16/2022</p> <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-16\IMG_001 11/16/2022</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.40781005 -95.57772204 TR IN NW NW NW, BEG: 466.5' S OF NW/C, N 39-43 E 502', S 40-17 E 48.4', N 22-14 E 120.5', E 400', S TO SE/C NW NW NW, TH W TO SW/C, N 193.5' TO POB																																																																																																																									
<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	No	1,000		<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>R3</td> <td>RECK PER OWNER REQUEST</td> <td>01/2003</td> <td>03/2003</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R3	RECK PER OWNER REQUEST	01/2003	03/2003																																																																																													
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Lot Data		Square-Foot - NBHD 6040 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	7.87							
Non-Ag Acres	7.7466							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	337,441.00 x .26 = 87,090							
Factor Value				<b>GRM Approach</b>				
Adjustments	1.0000			GRM Code				
Lot Value	87,090			Gross Rent	0.00			
<b>Residential Data</b>				Indicated Value				
Type				<b>Multiple Regression</b>				
Condition	-			MRA Code				
Quality	-			Adusted R				
Architecture				Indicated Value				
Style				<b>Direct Comparables</b>				
Exterior Wall				Selection Model	1 Res			
Base/Total Area	/			Adjustment Model	A2 AO Test			
Style				Comparables				
HVAC				Indicated Value				
Roof Cover				<b>Value Reconciliation</b>				
Area on Slab				Selected Approach Cost Approach				
Fixture/RghIn	/			Improvements				
Bed/F/H Bath	/ /			Lot Value	87,090			
Basement Area				Indicated Value	87,090	0.00	Per SqFt	
Garage Type	480			Agland Value				
Remodel				Site Improvements	828			
Year/Eff Age	/			Total Value	87,918	0.00	Total Value Per SqFt	
<b>Cost Approach</b>				<b>Manual : 01/2025</b>				
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	+ 87,090					
Total Area	x	Indicated Value	= 87,090					
Adjusted Cost	= 0	Value Per SqFt	0.00					
<b>Miscellaneous Improvements</b>								
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
	STF	STG FAIR	0x0x0			
	Qual	2	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 )						
	STF	STG FAIR	14x18x0			252
	Qual	2	Cond 3	Year	Eff Age 1520	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (45% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (4.68 x 252)		1,179		1,179	531	648
	LT	LEAN-TO	8x14x0			112
	Qual	2	Cond 3	Year	Eff Age	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (45% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (2.92 x 112)		327		327	147	180
	LF	LOAFING SHED	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 (4.26 x )						
	STF	STG FAIR	0x0x0			
	Qual	2	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	

Residential Data	
Type	6 Mobile Home 76 x 14
Condition	2 - Fair
Quality	3 - Average
Architecture	6 MS ADJ
Style	100% Single Wide
Exterior Wall	100% Aluminum Sheet
Base/Total Area	1,064 / 1,064
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	1978 / 48

\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-11-16\IMG\_001 11/16/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	35.29	Total Misc Impr	+ 19,325	Garage Cost	+ 0	Total RCN	= 70,493
Roofing Adj	+ 2.80	Depreciation ( 82%)	- 57,804	Lump Sums	+ 0	RCNLD	= 12,689
Subfloor Adj	+ 0.00	Lot Value	+ 12,689	Indicated Value	= 12,689	Value Per SqFt	11.93
Heat/Cool Adj	+ 0.00						
Plumbing Adj	+ 10.00						
Basement Adj	+ 0.00						
Adj Base Cost	= 48.09						
Total Area	x 1,064						
Adjusted Cost	= 51,168						

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	12,689		
Lot Value			
Indicated Value	12,689	11.93	Per SqFt
Agland Value			
Site Improvements			
Total Value	12,689	11.93	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
EPSW	ENCLOSED PORCH - SOLID WALL	123084	30x16		480	40.26	19,325



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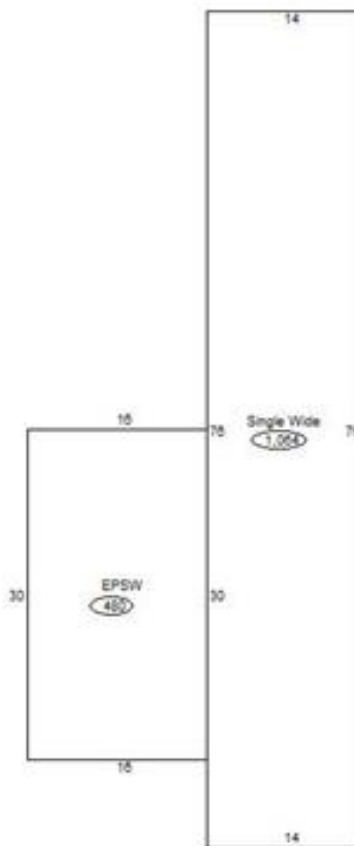
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	13		13	Single Wide	1,064	1.000	1,064
2	M	EPSW		13	EPSW	480	1.000	480
<b>Total Building Area</b>						1,064		1,064