




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 660012158 Parcel ID 22N17E-11-3-00000-000-0000 Cadastral ID 11-22-17-00700 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 70 - FOYIL RURAL/FOYIL FIRE Name ID 29404 KRUEGER, DEWAYNE LIVING TRUST 20487 E 430 RD CLAREMORE OK 74017-0000 Parcel Location Situs 20487 E 430 RD Subdivision Lot/Block / Parcel Size 122.9 - Acres Sec/Twn/Rng 11 / 22 / 17 / 3 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S007 - FOYIL SCHOOLS					 <p>\\\\tsclient\C\Users\TS\Pictures\2016-08-23 08-23-2016\08-23-2016 8/25/2016</p>																																																																																																															
Legal Description Lat/Long: 36.40027271 -95.45987600 SE SE NW & E2 NE SW & S2 SW NE & NW SE & W2 NE SE & SE NE SE & E2 SE SE LESS TR BEG: SE/C SE; N 977', NWLY TO PT 1020' N OF S/L SE & TO PT ON W/L E2 SE SE; S 1020' E 660' TO POB. LESS TR DESC 20224-014612 AS COMM NE/C SE; S01.4332E 659.41' TO POB; S88.3710W 400'; S01.4332E 200'; N88.3710E 400'; N01.4332W 200'																																																																																																																				
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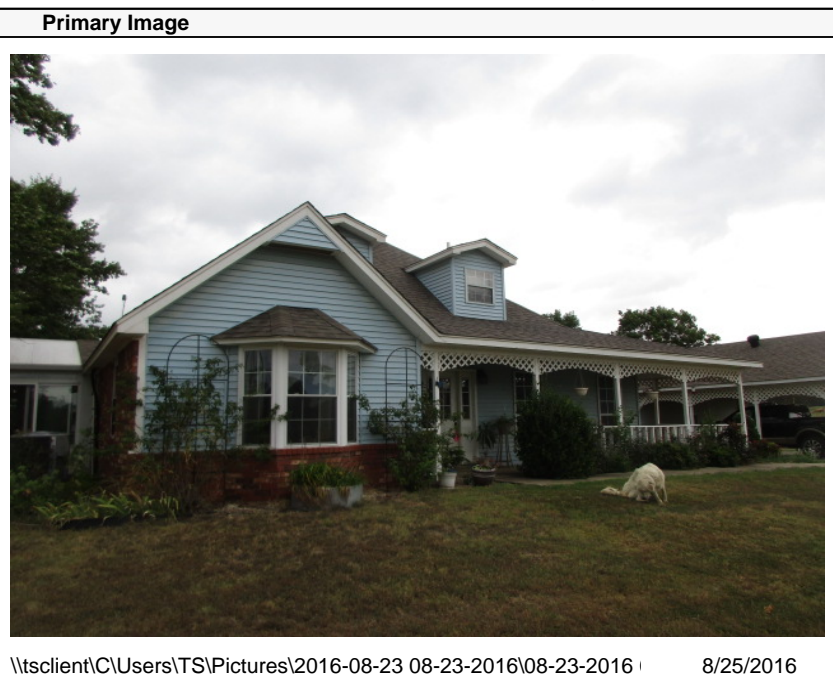
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Units Buildable - FOYIL SEQUOYAH AREA (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



\\tsclient\C\Users\TS\Pictures\2016-08-23 08-23-2016\08-23-2016 8/25/2016

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	75% Frame, Siding, Vinyl 25% Veneer, Masonry
Base/Total Area	1,594 / 2,128
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,594
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1988 / 29

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	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	169,248		
Lot Value			
Indicated Value	169,248	79.53	Per SqFt
Agland Value	11,341		
Site Improvements	104,851		
Total Value	285,440	134.14	Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	91.63	Total Misc Impr	+	22,922
Roofing Adj	+ 3.68	Garage Cost	+	
Subfloor Adj	+ -1.73	Total RCN	=	264,450
Heat/Cool Adj	+ 12.64	Depreciation (36%)	-	95,202
Plumbing Adj	+ 7.28	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	169,248
Adj Base Cost	= 113.50	Lot Value	+	
Total Area	x 2,128	Indicated Value	=	169,248
Adjusted Cost	= 241,528	Value Per SqFt		79.53

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	29158	256		256	26.13		6,689
PRCH	SLAB PORCH - COVERED	29159	25x5		125	26.54		3,318
SUN	Sunroom	29161	15x12		180	25.00		4,500
SHLT	STORM SHELTER			2016	1	0.00		
GENR	Generator - Residential Standby				1	2,800.00		2,800



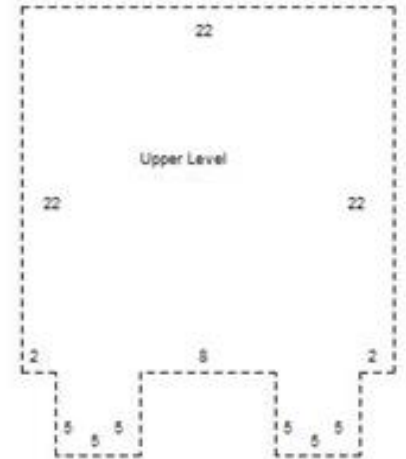
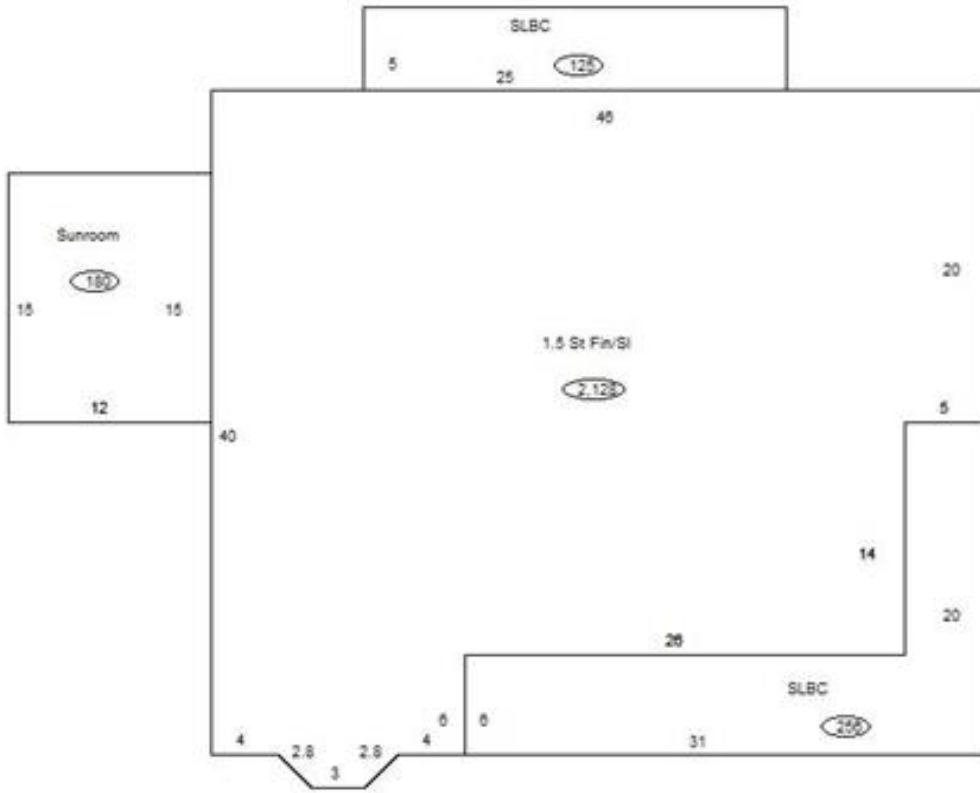
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/Sl	1,594	1.335	2,128
2	M	PRCH		10	SLBC	256	1.000	256
3	M	PRCH		10	SLBC	125	1.000	125
4	U	^UL	Overhang	10	Upper Level	534	1.000	534
5	M	SUN		10	Sunroom	180	1.000	180
Total Building Area						1,594		2,128



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
EQSH	Equipment Shed		100x40x10	Gravel	Formed Metal	4,000
Qual	4	Cond 3	Year 2016	Eff Age 8		
Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD	
Base Cost (19.00 x 4,000)		76,000		76,000	11,400	64,600
LOAF	Loafing Shed		14x24x8	Dirt	Formed Metal	336
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD	
Base Cost (7.12 x 336)		2,392		2,392	1,411	981
UTIL	Shop Building		30x20x10	Concrete	Formed Metal	600
Qual	2	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD	
Base Cost (30.60 x 600)		18,360		18,360	8,996	9,364
LOAF	Loafing Shed		22x40x8	Dirt	Galvanized Metal	880
Qual	3	Cond 3	Year 2000	Eff Age 20		
Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD	
Base Cost (6.64 x 880)		5,843		5,843	3,447	2,396
UTIL	Shop Building		50x40x10	Concrete	Formed Metal	2,000
Qual	2	Cond 3	Year 1990	Eff Age 27		
Valuation Summary		Modifier Total	RCN	Depr (55% Phys/ % Func)	RCNLD	
Base Cost (26.16 x 2,000)		52,320		52,320	28,776	23,544
CPAT	Carport - Attached		30x20x8	Concrete	Composition Shingle	600
Qual	4	Cond 3	Year 1990	Eff Age 27		
Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
Base Cost (12.31 x 600)		7,386		7,386	5,909	1,477
SHDS	Shed - Small		20x20x8	Concrete	Composition Shingle	400
Qual	4.5	Cond 3	Year 1990	Eff Age 27		
Valuation Summary		Modifier Total	RCN	Depr (71% Phys/ % Func)	RCNLD	
Base Cost (21.46 x 400)		8,584		8,584	6,095	2,489



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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
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			30.282	122	122	3,706	3,706
DWA	DWIGHT SILT LOAM 0-1% SLO	NTV PST	50			30.189	120	120	3,623	3,623
HC	HECTOR STONY SANDY LOAM	NTV PST	20			42.633	48	48	2,046	2,046
HLC	HECTOR-LINKER FINE SANDY	NTV PST	35			12.541	84	84	1,053	1,053
LKB	LINKER FINE SANDY LOAM 1-	NTV PST	63			1.092	151	151	165	165
TAA	TALOKA SILT LOAM 0-1% SLO	NTV PST	84			2.019	202	202	407	407
VF	VERDIGRIS SOILS FREQUENTL	NTV PST	47			3.021	113	113	341	341
W	WATER	NTV PST	0			1.123	0	0	0	0
NTV PST Totals						122.900			11,341	11,341
Total Agland						122.900			11,341	11,341