



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 06:50:43  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660017106 <b>Parcel ID</b> 19N17E-19-1-00000-000-0000 <b>Cadastral ID</b> 19-19-17-00900 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 3 <b>Tax Area</b> 2 - INOLA RURAL <b>Name ID</b> 328072 DAVID, CHRISTINA J  34222 S 4200 RD INOLA OK 74036-0000  <b>Parcel Location</b> <b>Situs</b> 34222 S 4200 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 2 - Acres <b>Sec/Twn/Rng</b> 19 / 19 / 17 / 1 <b>Neighborhood</b> 1917 - UNPLATTED <b>School District</b> S005 - INOLA SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.11552716 -95.53028664																																																																																																																									
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Lot Data	Square-Foot - NBHD 1917 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 2 <b>Non-Ag Acres</b> 1.9978 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 1 FLOOD ZONE <b>Method</b> Square-Foot <b>Base Lot Value</b> 87,024.00 x .65 = 56,585 <b>Factor Value</b> 14,146 <b>Adjustments</b> <b>Lot Value</b> 70,731		 <p>660017106 11/13/25</p>

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	4 - Good
<b>Quality</b>	3.5 - Average
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Veneer, Masonry
<b>Base/Total Area</b>	2,237 / 2,237
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	2,237
<b>Fixture/RghIn</b>	20 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	
<b>Remodel</b>	RMA -
<b>Year/Eff Age</b>	1976 / 21

GRM Approach
<b>GRM Code</b> <b>Gross Rent</b> 0.00 <b>Indicated Value</b>

Multiple Regression
<b>MRA Code</b> 1 Test <b>Adusted R</b> 0.8445 <b>Indicated Value</b> 224,034 100.15 Per SqFt

Direct Comparables
<b>Selection Model</b> 1 Res <b>Adjustment Model</b> A2 AO Test <b>Comparables</b> <b>Indicated Value</b>

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	108.10	<b>Total Misc Impr</b>	+ 14,194	<b>Roofing Adj</b>	+ 5.15	<b>Garage Cost</b>	+ 0
<b>Subfloor Adj</b>	+ -3.55	<b>Total RCN</b>	= 323,526	<b>Heat/Cool Adj</b>	+ 14.47	<b>Depreciation ( 25%)</b>	- 80,882
<b>Plumbing Adj</b>	+ 14.11	<b>Lump Sums</b>	+ 0	<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 242,644
<b>Adj Base Cost</b>	= 138.28	<b>Lot Value</b>	+ 70,731	<b>Total Area</b>	x 2,237	<b>Indicated Value</b>	= 313,375
		<b>Value Per SqFt</b>	140.09	<b>Adjusted Cost</b>	= 309,332		

Value Reconciliation
<b>Selected Approach</b> Cost Approach <b>Improvements</b> 242,644 <b>Lot Value</b> 70,731 <b>Indicated Value</b> 313,375 140.09 Per SqFt <b>Agland Value</b> <b>Site Improvements</b> 8,899 <b>Total Value</b> 322,274 144.07 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
SHLT	STORM SHELTER	0		1	2013	0.00		
PRCH	Slab Porch - Covered	41255	20x12		240	28.67		6,881
PRCH	Slab Porch - Covered	41256	6x5		30	29.44		883



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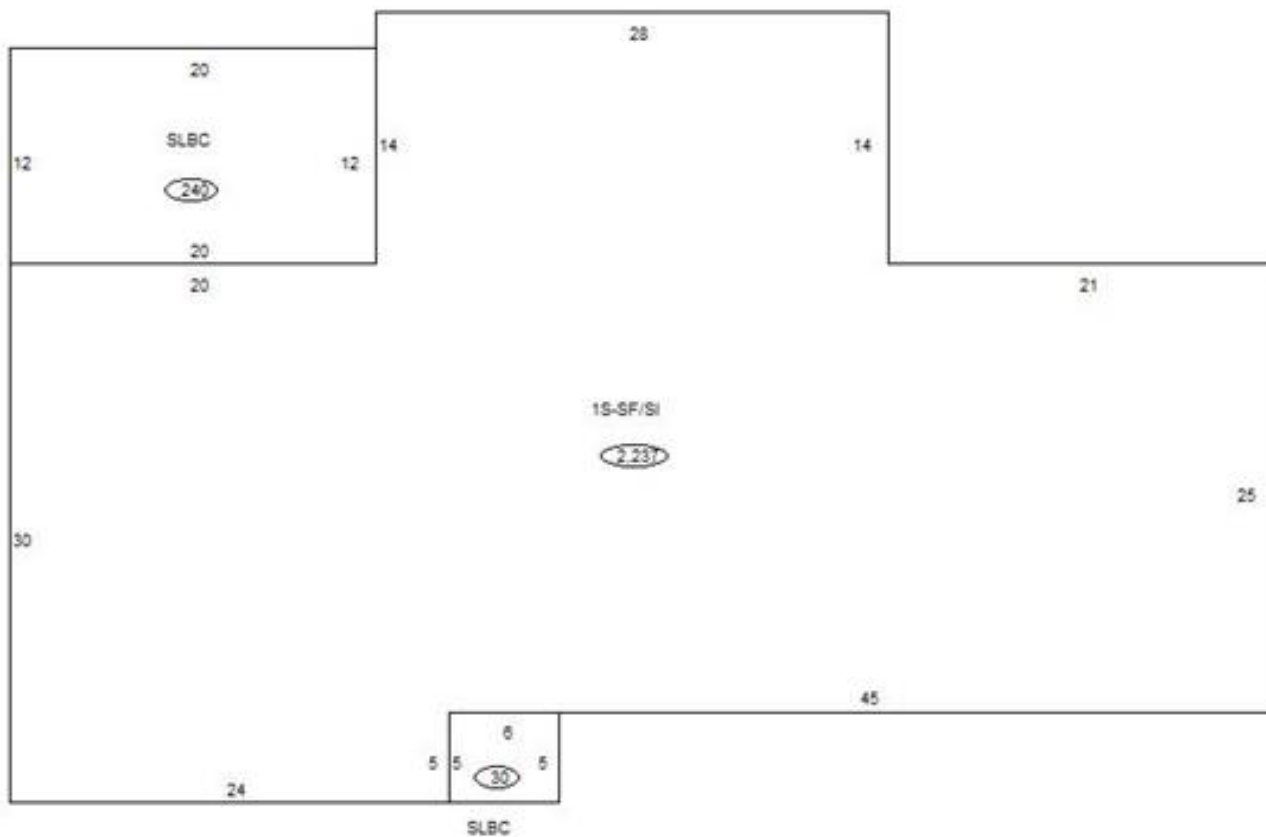
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### Sketch Image

660017106



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	2,237	1.000	2,237
2	M	PRCH		10	SLBC	240	1.000	240
3	M	PRCH		10	SLBC	30	1.000	30
<b>Total Building Area</b>						2,237		2,237



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BNGP	Barn - General Purpose	20x25x10	Dirt	Galvanized Metal	500
	Qual	3	Cond 3	Year 1980	Eff Age 35	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (61% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (21.04 x 500)		10,520	10,520	6,417	4,103
	BNGP	Barn - General Purpose	28x22x10	Dirt	Galvanized Metal	616
	Qual	3	Cond 3	Year 1975	Eff Age 38	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (63% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (21.04 x 616)		12,961	12,961	8,165	4,796