



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:28:06  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660017279 <b>Parcel ID</b> 000000-00-0-20120-003-0022 <b>Cadastral ID</b> 19-20-15-03010 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 3 <b>Tax Area</b> 1 - CATOOSA OT <b>Name ID</b> 186384 ROBINSON, BRUCE A & LINDA A CO TRUSTEES ROBINSON FAMILY REVOC TRUST 202 N JEFFREY CATOOSA OK 74015-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 00202 N JEFFREY ST <b>Subdivision</b> SHADOW VALLEY <b>Lot/Block</b> 0022 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 19 / 20 / 15 / 5 <b>Neighborhood</b> 1189 - R-V03-SW CATOOSA <b>School District</b> S002 - CATOOSA SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.19183075 -95.75282647					<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>R19 170460</td> <td>R20- ADD ON TO SFR</td> <td>07/2019</td> <td>08/2019</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R19 170460	R20- ADD ON TO SFR	07/2019	08/2019																																																																																																							
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Lot Data	Square-Foot - NBHD 1189 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.2904	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	12,649.00 x 5.54 = 70,123	
Factor Value		
Adjustments	1.0000	
Lot Value	70,123	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,144 / 1,144
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,144
Fixture/RghIn	4 /
Bed/F/H Bath	4 / 1.0 /
Basement Area	
Garage Type	312 Attached Garage - Finished
Remodel	
Year/Eff Age	1980 / 35

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	126,363	110.46	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	146,830		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	107.32	Total Misc Impr	+	16,672			
Roofing Adj	+ 4.54	Garage Cost	+	12,321			
Subfloor Adj	+ -1.19	Total RCN	=	174,304			
Heat/Cool Adj	+ 11.47	Depreciation ( 44%)	-	76,694			
Plumbing Adj	+ 4.88	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	97,610			
Adj Base Cost	= 127.02	Lot Value	+	70,123			
Total Area	x 1,144	Indicated Value	=	167,733			
Adjusted Cost	= 145,311	Value Per SqFt		146.62			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	97,610		
Lot Value	70,123		
Indicated Value	167,733	146.62	Per SqFt
Agland Value			
Site Improvements	1,570		
Total Value	169,303	147.99	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	5,095.98		5,096
SUN	Sunroom	41775	16x12		192	20.00		3,840
PRCH	Porch	41776	44x7		308	23.23		7,155
PRCH	Porch	185081	6x4		24	24.19		581



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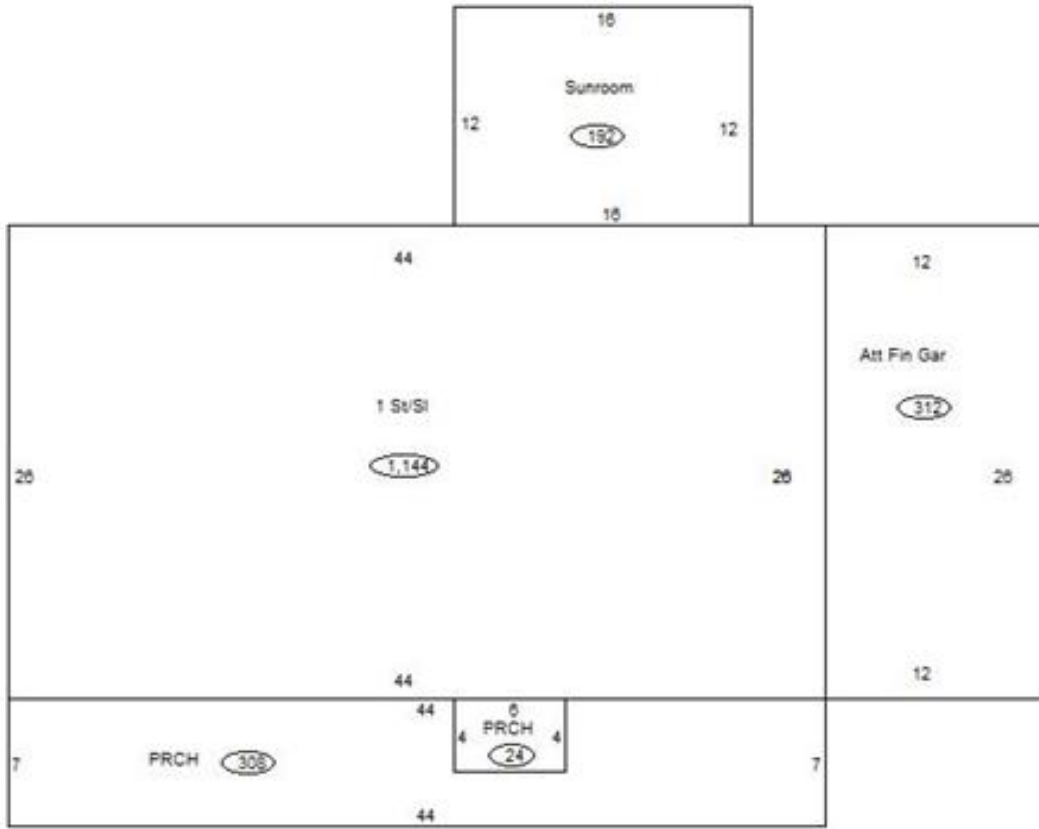
Date 04/16/2026

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### Sketch Image

660017279



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,144	1.000	1,144
2	G	5		10	Att Fin Gar	312	1.000	312
3	M	SUN		10	Sunroom	192	1.000	192
4	M	PRCH		10	PRCH	308	1.000	308
5	M	PRCH		10	PRCH	24	1.000	24
<b>Total Building Area</b>						<b>1,144</b>		<b>1,144</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	6x10x6	Plank	Composition Shingle	60
	Qual	3.5	Cond 3	Year 2019	Eff Age 5	

Valuation Summary	Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD	
Base Cost (33.99 x 60)	2,039		2,039	469	1,570