



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 11:12:10
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Assessment Data					Primary Image																																																																																																																				
Account 660017617 Parcel ID 22N16E-19-2-00000-000-0000 Cadastral ID 19-22-16-01100 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 320787 HINFIELD PROPERTIES LLC % NATHAN BUTTERFIELD PO BOX 113 OWASSO OK 74055-0000 Parcel Location Situs 10351 E 445 RD Subdivision Lot/Block / Parcel Size 1.25 - Acres Sec/Twn/Rng 19 / 22 / 16 / 2 Neighborhood 6030 - UNPLATTED School District S004 - OOLOGAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.37349375 -95.64401277																																																																																																																									
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Lot Data	Square-Foot - UNPLATTED (ACRES)	Primary Image
Lot Size		
Lot Count		
Units Buildable	1.25	
Non-Ag Acres	1.2743	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	55,509.00 x .92 = 51,003	
Factor Value		
Adjustments	1.0000	
Lot Value	51,003	

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,503 / 1,503
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,503
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1960 / 66



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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	84,878	56.47	Per SqFt

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

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	48,158		
Lot Value	51,003		
Indicated Value	99,161	65.98	Per SqFt
Agland Value			
Site Improvements	1,665		
Total Value	100,826	67.08	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	88.02	Total Misc Impr	+	8,902			
Roofing Adj	+ 3.96	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	171,993			
Heat/Cool Adj	+ 10.30	Depreciation (72%)	-	123,835			
Plumbing Adj	+ 6.23	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	48,158			
Adj Base Cost	= 108.51	Lot Value	+	51,003			
Total Area	x 1,503	Indicated Value	=	99,161			
Adjusted Cost	= 163,091	Value Per SqFt		65.98			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	42666	14x6		84	21.03		1,767
PRCH	SLAB PORCH - COVERED	42667	44x8		352	20.27		7,135



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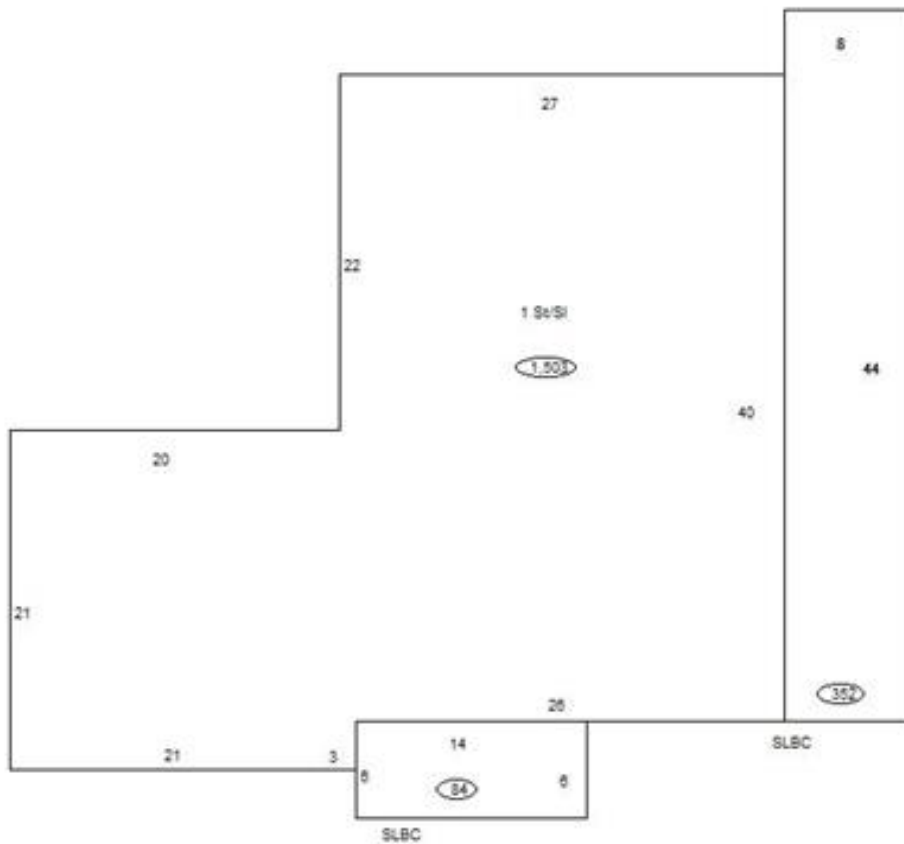
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Sketch Image

660017617



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,503	1.000	1,503
2	M	PRCH		10	SLBC	84	1.000	84
3	M	PRCH		10	SLBC	352	1.000	352
Total Building Area						1,503		1,503



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	CPS	CARPORT SLAB	22x26x0			572
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (70% Phys/ % Func)	RCNLD
	Base Cost (7.32 x 572)	4,187		4,187	2,931	1,256
	LF	LOAFING SHED	16x30x0			480
	Qual	3	Cond 2	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (4.26 x 480)	2,045		2,045	1,636	409