



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 21:33:01  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660017814 <b>Parcel ID</b> 000000-00-0-00858-001-0009 <b>Cadastral ID</b> 19-24-16-01480 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 2 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 285696 HANIGAN, TAWNYA &  RICHARD D 10335 E PARK RD TALALA OK 74080-0000																																																																																																																									
<b>Parcel Location</b> <b>Situs</b> 10335 PARK RD <b>Subdivision</b> VADA POINT <b>Lot/Block</b> 0009 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 19 / 24 / 16 / 5 <b>Neighborhood</b> 1134 - R-V02-OOLOGAH <b>School District</b> S004 - OOLOGAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.55307355 -95.64378421					<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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 1134 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.2979	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	12,975.00 x 3.00 = 38,925	
Factor Value		
Adjustments	1.0000	
Lot Value	38,925	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,792 / 1,792
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1993 / 25



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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	180,304	100.62	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	94.09	Total Misc Impr	+	3,813			
Roofing Adj	+ 4.49	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	218,638			
Heat/Cool Adj	+ 12.64	Depreciation ( 31%)	-	67,778			
Plumbing Adj	+ 8.66	Lump Sums	+	8,604			
Basement Adj	+ 0.00	RCNLD	=	159,464			
Adj Base Cost	= 119.88	Lot Value	+	38,925			
Total Area	x 1,792	Indicated Value	=	198,389			
Adjusted Cost	= 214,825	Value Per SqFt		110.71			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	159,464		
Lot Value	38,925		
Indicated Value	198,389	110.71	Per SqFt
Agland Value			
Site Improvements	8,290		
Total Value	206,679	115.33	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	43032	32x8		256	33.61		8,604
PRCH	SLAB PORCH - COVERED	43033	12x12		144	26.48		3,813



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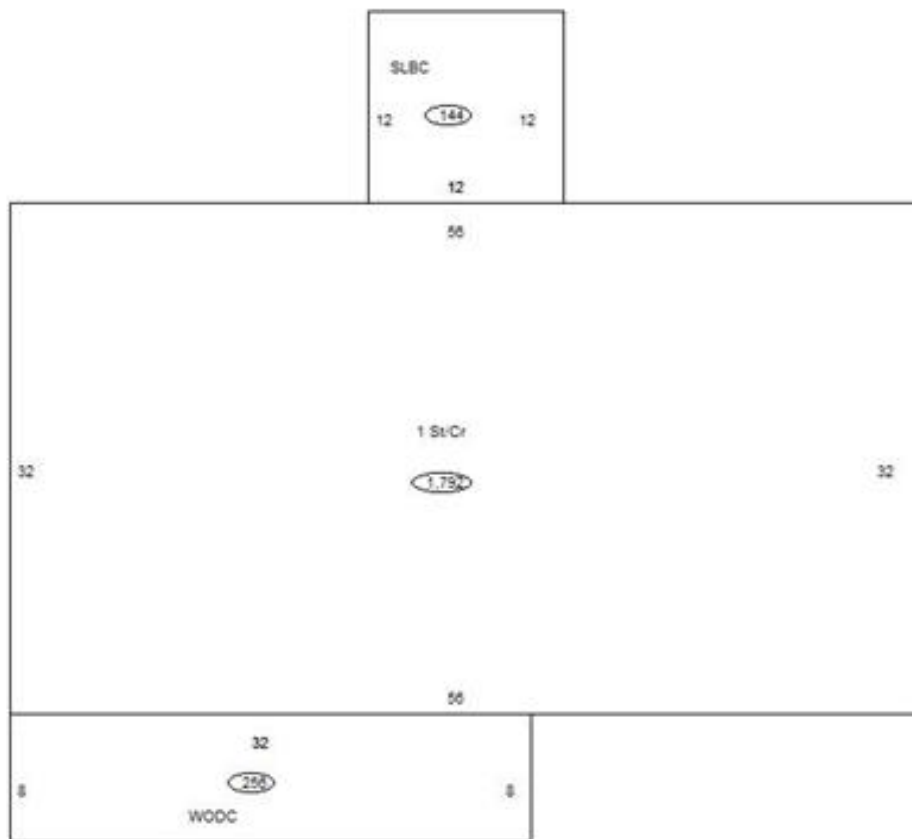
Date 04/16/2026

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Sketch Image

660017814



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,792	1.000	1,792
2	M	WDC		10	WDC	256	1.000	256
3	M	PRCH		10	SLBC	144	1.000	144
<b>Total Building Area</b>						1,792		1,792



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	Garage - Detached	24x24x8	Concrete	Formed Metal	576
	Qual 3	Cond 3.5	Year 1997	Eff Age 20		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (49% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (28.22 x 576)		16,255	16,255	7,965		8,290