



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	660018088				<p>660018088_001.JPG 10/26/2025</p>				
Parcel ID	000000-00-0-20010-003-0002								
Cadastral ID	20-20-15-02440								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	3						
Tax Area	1 - CATOOSA OT								
Name ID	316744								
GONZO ENTERPRISES LLC									
1115 N 171ST E AVE TULSA OK 74116-0000									
Parcel Location									
Situs	00497 N CHEROKEE ST								
Subdivision	CATOOSA O T								
Lot/Block	0002 / 0003	Parcel Size	3 - Lots						
Sec/Twn/Rng	20 / 20 / 15 / 5								
Neighborhood	1184 - R-V03-SW CATOOSA								
School District	S002 - CATOOSA SCHOOLS								
Legal Description Lat/Long: 36.19467036 -95.74396003									
Building Permits									
LOTS 9-1 & 2 BLOCK 3 CATOOSA O T									
Exemptions									
Code	Type	Active	Maximum	Exemption	Sale History				
H	Homestead	No	1,000		Bk/Pg	Grantor	Date	Price	Code
					/	JONES, HERMAN DALE &	11/19/2021	130,000	YES
					9477/612	LUSTER, EDWARD L	02/23/1994	63,000	Yes
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax	
Remove Cap	2022	Land Value	70,424	18,659	11%	2,052	Assessed	16,254 1,733.65	
Year Frozen	0	Improvements	136,255	129,109		14,202	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	
TIF Project ID	0	Total Value	206,679	147,768		16,254	Total Taxable	16,254 1,734.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660018088	GONZO ENTERPRISES LLC	1	168,496	0	15,481	1,651.00		
2024	2024-660018088	GONZO ENTERPRISES LLC	1	134,031	0	14,743	1,555.00		
2023	2023-660018088	GONZO ENTERPRISES LLC	1	130,000	0	14,301	1,468.00		
2022	2022-660018088	GONZO ENTERPRISES LLC	1	130,000	0	14,301	1,436.00		
2021	2021-660018088	JONES, HERMAN DALE &	1	147,328	1000	11,560	1,017.00		
2020	2020-660018088	JONES, HERMAN DALE &	1	148,487	1000	11,194	991.00		
2019	2019-660018088	JONES, HERMAN DALE &	1	141,223	1000	10,840	973.00		
2018	2018-660018088	JONES, HERMAN DALE &	1	147,379	1000	10,495	937.00		
2017	2017-660018088	JONES, HERMAN DALE &	1	146,117	1000	10,160	917.00		
2016	2016-660018088	JONES, HERMAN DALE &	1	142,438	1000	9,834	875.00		
2015	2015-660018088	JONES, HERMAN DALE &	1	138,322	1000	9,519	851.00		
2014	2014-660018088	JONES, HERMAN DALE &	1	140,941	1000	9,213	833.00		
2013	2013-660018088	JONES, HERMAN DALE &	1	138,942	1000	8,916	798.00		



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Lot Data	Square-Foot - NBHD 1184 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	4	
	0	
Method	Square-Foot	
Base Lot Value	37,700.00 x 2.20 = 82,852	
Factor Value	-12,428	
Adjustments	1.0000	
Lot Value	70,424	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	85% Veneer, Masonry 15% Frame, Siding, Vinyl
Base/Total Area	1,856 / 1,856
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	13 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	616 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1974 / 39

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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	172,922	93.17	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	132,280		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	130,679		
Lot Value	70,424		
Indicated Value	201,103	108.35	Per SqFt
Agland Value			
Site Improvements	5,576		
Total Value	206,679	111.36	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	89.54	Total Misc Impr	+	32,427			
Roofing Adj	+ 3.81	Garage Cost	+	17,217			
Subfloor Adj	+ 2.43	Total RCN	=	261,358			
Heat/Cool Adj	+ 10.30	Depreciation (50%)	-	130,679			
Plumbing Adj	+ 7.99	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	130,679			
Adj Base Cost	= 114.07	Lot Value	+	70,424			
Total Area	x 1,856	Indicated Value	=	201,103			
Adjusted Cost	= 211,714	Value Per SqFt		108.35			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,576.55		4,577
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	43522	482		482	20.07		9,674
PRCH	SLAB PORCH - COVERED	43523	30x12		360	20.26		7,294
PRCH	SLAB PORCH - COVERED	43524	31x10		310	20.34		6,305



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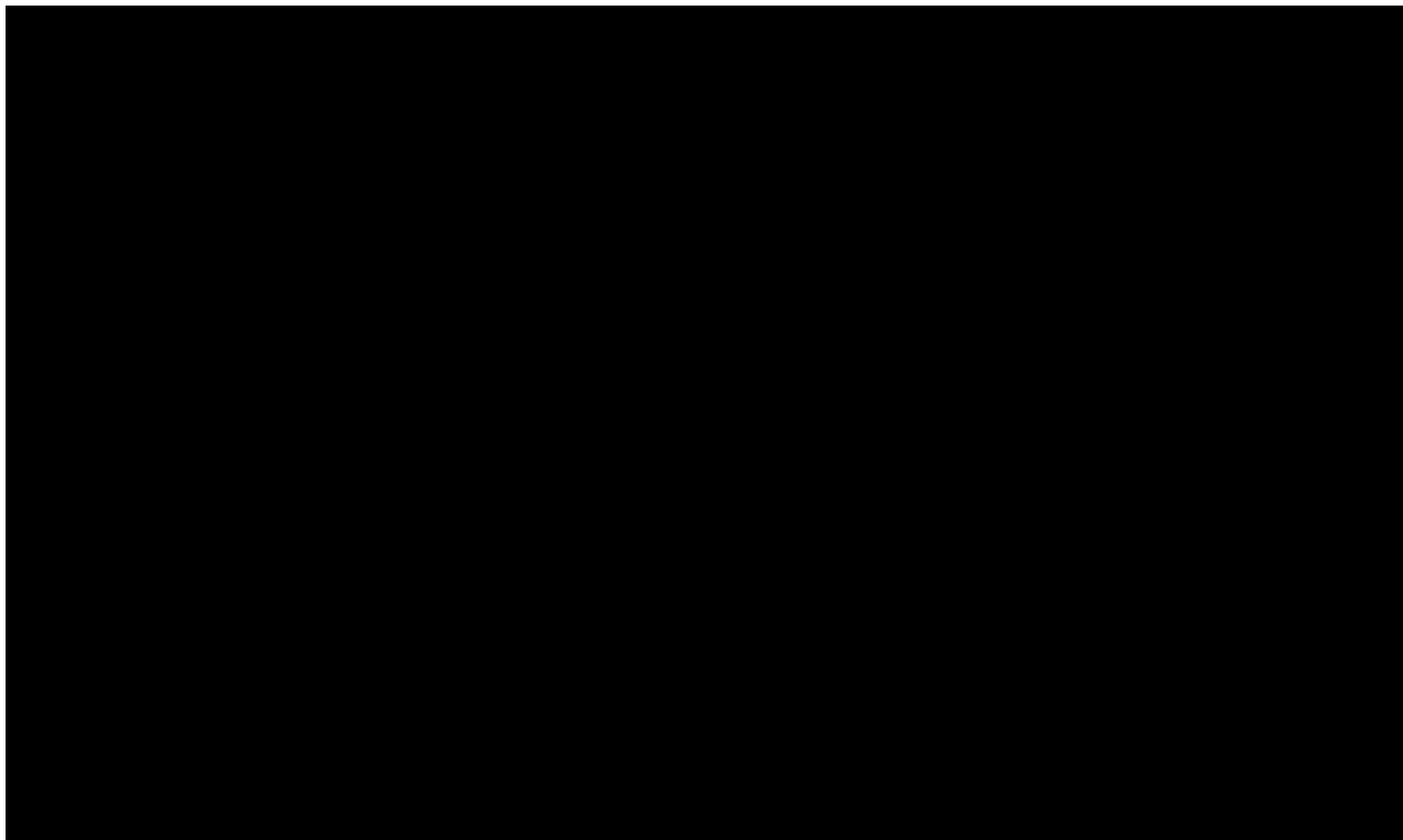
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,856	1.000	1,856
2	G	5		13	Att Fin Gar	616	1.000	616
3	M	PRCH		13	SLBC	482	1.000	482
4	M	PRCH		13	SLBC	360	1.000	360
5	M	PRCH		13	SLBC	310	1.000	310
Total Building Area						1,856		1,856



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	16x10x8	Plank	Formed Metal	160
	Qual	2	Cond 3	Year 2021	Eff Age 4	
	Valuation Summary		Modifier Total	RCN	Depr (19% Phys/ % Func)	RCNLD
	Base Cost (20.24 x 160)		3,238	3,238	615	2,623
	SHDS	Shed - Small	26x16x8	Concrete	Composition Shingle	416
	Qual	2	Cond 3	Year 2000	Eff Age 20	
	Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD
	Base Cost (15.23 x 416)		6,336	6,336	3,738	2,598
	STGG	STG GOOD	0x0x0			253
	Qual	4	Cond 3	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (85% Phys/ % Func)	RCNLD
	Base Cost (9.36 x 253)		2,368	2,368	2,013	355