



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
 Time 21:33:20  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660018491 <b>Parcel ID</b> 000000-00-0-00798-001-0003 <b>Cadastral ID</b> 20-22-16-03400 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 318901 MARIANI, MICHAEL & JANIE  1911 COUNTY ROUTE 5 CANAAN NY 12029-0000  <b>Parcel Location</b> <b>Situs</b> 11075 E MEADOWLARK LN <b>Subdivision</b> SUNRISE SUB AMD <b>Lot/Block</b> 0003 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 20 / 22 / 16 / 5 <b>Neighborhood</b> 1151 - R-V01,4-NW OOLOGAH <b>School District</b> S004 - OOLOGAH SCHOOLS																																																																																																																									
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Lot Data	Square-Foot - NBHD 1151 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 20000 <b>Non-Ag Acres</b> 0.7341 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 31,979.00 x 1.45 = 46,370 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 46,370		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3 - Average
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	60% Veneer, Masonry 40% Frame, Siding, Wood
<b>Base/Total Area</b>	1,878 / 1,878
<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>	1,878
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	608 Attached Garage - Unfinished
<b>Remodel</b>	RMA -
<b>Year/Eff Age</b>	1998 / 15

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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>Adjusted R</b>	0.8445		
<b>Indicated Value</b>	238,965	127.24	Per SqFt

Direct Comparables			
<b>Selection Model</b>	A	Adam Test	
<b>Adjustment Model</b>	1	2022 Residential	
<b>Comparables</b>	1		
<b>Indicated Value</b>	65,240		Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	105.60	<b>Total Misc Impr</b>	+ 3,396				
<b>Roofing Adj</b>	+ 4.76	<b>Garage Cost</b>	+ 18,544				
<b>Subfloor Adj</b>	+ -2.26	<b>Total RCN</b>	= 264,202				
<b>Heat/Cool Adj</b>	+ 12.64	<b>Depreciation ( 16%)</b>	- 42,272				
<b>Plumbing Adj</b>	+ 8.26	<b>Lump Sums</b>	+ 4,710				
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 226,640				
<b>Adj Base Cost</b>	= 129.00	<b>Lot Value</b>	+ 46,370				
<b>Total Area</b>	x 1,878	<b>Indicated Value</b>	= 273,010				
<b>Adjusted Cost</b>	= 242,262	<b>Value Per SqFt</b>	145.37				

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	226,640		
<b>Lot Value</b>	46,370		
<b>Indicated Value</b>	273,010	145.37	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	449		
<b>Total Value</b>	273,459	145.61	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	45001	16x8		128	26.53		3,396
WODO	WOOD DECK - OPEN	141777	22x14		308	16.99	10%	4,710
SHLT	STORM SHELTER			1 2019	1	0.00		



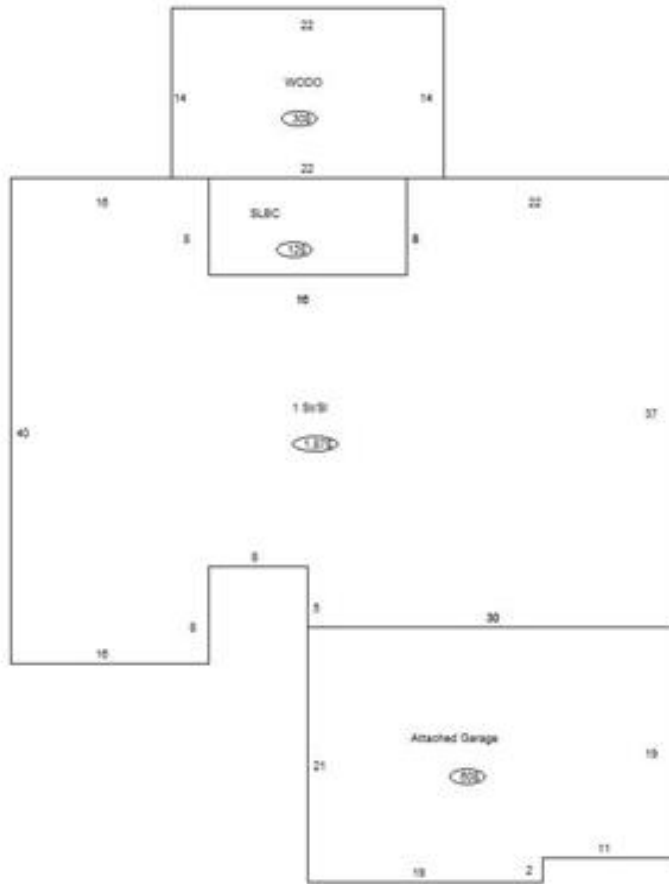
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Sketch Image

660018491



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,878	1.000	1,878
2	G	1		10	Attached Garage	608	1.000	608
3	M	PRCH		10	SLBC	128	1.000	128
4	M	WODO		10	WODO	308	1.000	308
<b>Total Building Area</b>						<b>1,878</b>		<b>1,878</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			160
	Qual	2	Cond 3	Year	Eff Age	
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (4.68 x 160)		749		749	300	449