



# 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	660018852								
Parcel ID	23N15E-21-1-00000-000-0000								
Cadastral ID	21-23-15-00500								
Property Type	REAL - Real Property								
Property Class	UA	VI Area 2							
Tax Area	31 - OOLOGAH OT/NW FIRE								
Name ID	282316								
MYNATT, EARL L									
TRUSTEE									
PO BOX 223									
OOLOGAH OK 74053-0000									
Parcel Location									
Situs	10488 S HWY 169								
Subdivision									
Lot/Block	/	Parcel Size	97 - Acres						
Sec/Twn/Rng	21 / 23 / 15 / 1								
Neighborhood	4020 - OOLOGAH								
School District	S004 - OOLOGAH SCHOOLS								
Legal Description									
Lat/Long: 36.46141959 -95.71050389									
Building Permits									
S2 NE LESS 3.05 AC RY LESS 2 AC HWY & NE SE LYING E HWY 169 & RR, & N 11.82' NE NW SE & N 11.82' NW NE SE LYING W HWY 169 & LESS TR BEG 790.35' W & 5.01' S NE/C NE SE N 1325.01', TO N/L SE NE,W 59. 14', SWLY 380.43' TO JOG IN ROW/L ELY ALG JOG 20', SWLY TO S/L SE NE, CONTINUE S 5.01' TO NE SE, E 44.11', N									
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
1462/416	MYNATT, EARL L	03/28/2003	0	4					
865/662		10/23/1991	0	No					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	
Remove Cap	0	Land Value 21,146	21,146	11%	2,326	Assessed	20,589	2,227.35	
Year Frozen	0	Improvements 187,866	166,030		18,263	Penalty	0		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-94.00	
TIF Project ID	0	Total Value 209,012	187,176		20,589	Total Taxable	19,589	2,133.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660018852	MYNATT, EARL L	31	192,113	1000	18,990	2,068.00		
2024	2024-660018852	MYNATT, EARL L	31	199,479	1000	18,408	1,942.00		
2023	2023-660018852	MYNATT, EARL L	31	172,662	1000	17,842	1,869.00		
2022	2022-660018852	MYNATT, EARL L	31	168,569	1000	17,294	1,804.00		
2021	2021-660018852	MYNATT, EARL L	31	161,463	1000	16,761	1,761.00		
2020	2020-660018852	MYNATT, EARL L	31	159,029	1000	16,350	1,744.00		
2019	2019-660018852	MYNATT, EARL L	10	153,134	1000	15,845	1,659.00		
2018	2018-660018852	MYNATT, EARL L	10	158,622	1000	16,336	1,768.00		
2017	2017-660018852	MYNATT, EARL L	10	157,166	1000	15,831	1,813.00		
2016	2016-660018852	MYNATT, EARL L	10	148,555	1000	15,341	1,602.00		
2015	2015-660018852	MYNATT, EARL L	10	145,430	1000	14,997	1,482.00		
2014	2014-660018852	MYNATT, EARL L	10	146,782	1000	14,808	1,460.00		
2013	2013-660018852	MYNATT, EARL L	10	139,527	1000	14,348	1,369.00		



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Lot Data	Units-Buildable - OOLOGAH (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		<p>\\tsclient\C\Users\CB\Pictures\2020-06-03\IMG_0050.JPG 6/3/2020</p>

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	1,439 / 1,439
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,439
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	550 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1991 / 26

Cost Approach		Manual : 01/2025	
Base Cost	105.45	Total Misc Impr	+ 6,506
Roofing Adj	+ 4.46	Garage Cost	+ 14,784
Subfloor Adj	+ -1.19	Total RCN	= 208,317
Heat/Cool Adj	+ 11.47	Depreciation ( 35%)	- 72,911
Plumbing Adj	+ 9.78	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 135,406
Adj Base Cost	= 129.97	Lot Value	+ 135,406
Total Area	x 1,439	Indicated Value	= 135,406
Adjusted Cost	= 187,027	Value Per SqFt	94.10

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	135,406		
Lot Value			
Indicated Value	135,406	94.10	Per SqFt
Agland Value	21,146		
Site Improvements	52,460		
Total Value	209,012	145.25	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	45709	11x6		66	24.06		1,588
PRCH	SLAB PORCH - COVERED	45710	19x11		209	23.53		4,918



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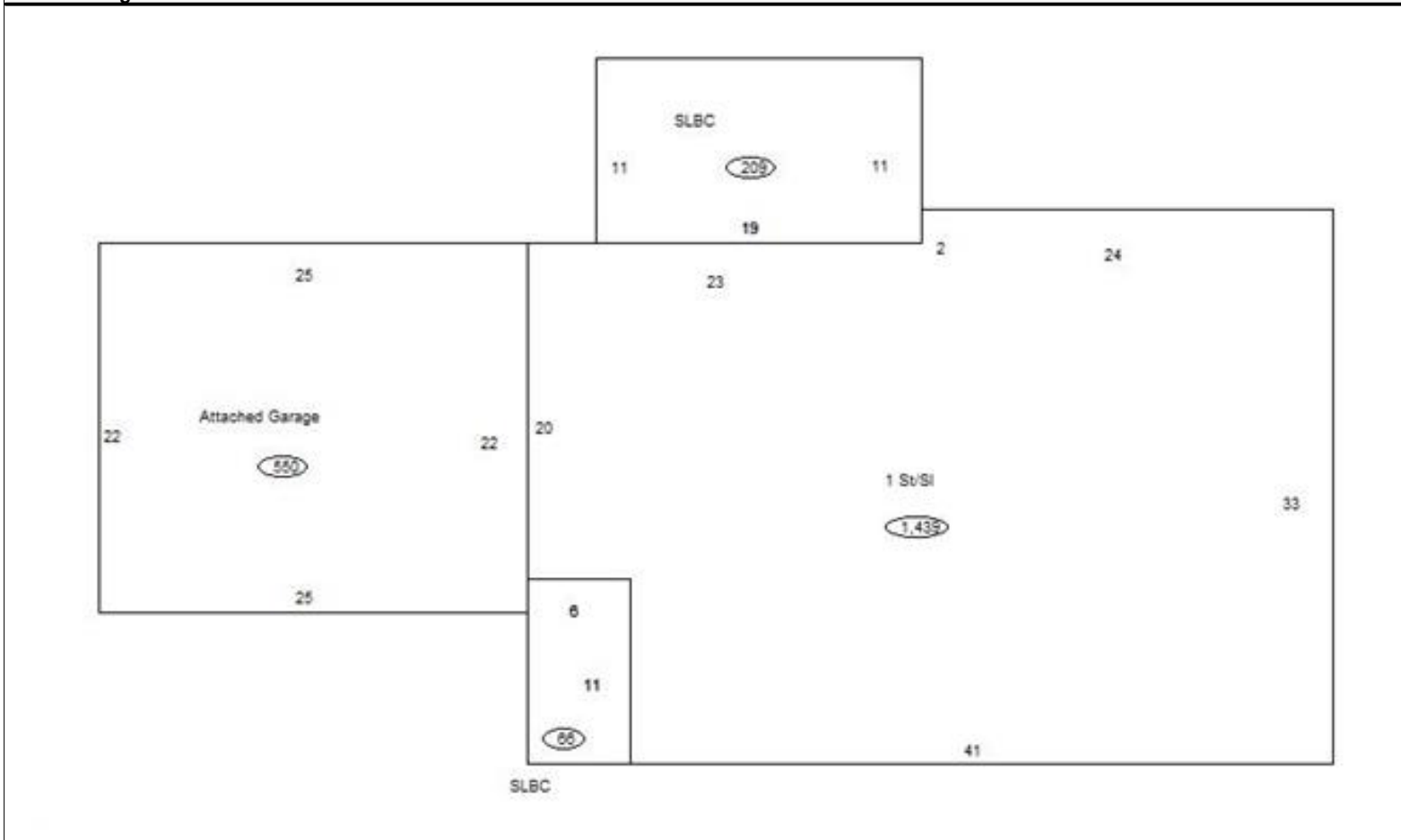
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,439	1.000	1,439
2	G	1		10	Attached Garage	550	1.000	550
3	M	PRCH		10	SLBC	66	1.000	66
4	M	PRCH		10	SLBC	209	1.000	209
<b>Total Building Area</b>						1,439		1,439



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	36x72x0			2,592
	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 (24.30 x 2,592)	62,986		62,986	25,194	37,792
	BARN	BARN	0x0x0			2,856
	Qual 3	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 (8.56 x 2,856)	24,447		24,447	9,779	14,668



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45		0	3.000	108	108	324	324
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80		0	6.000	192	192	1,152	1,152
<b>NTV PST Totals</b>						9.000			1,476	1,476
CMB	CLAREMORE SILT LOAM 0-3%	IMP PST	45		0	8.000	126	126	1,008	1,008
NAB	NEWTONIA SILT LOAM 1-3% S	IMP PST	80		0	32.000	224	224	7,168	7,168
OKA	OKEMAH SILTY CLAY LOAM	IMP PST	90		0	26.000	252	252	6,552	6,552
VE	VERDIGRIS CLAY LOAM	IMP PST	90		0	17.000	252	252	4,284	4,284
VF	VERDIGRIS SOILS FREQUENTL	IMP PST	47		0	5.000	132	132	658	658
<b>IMP PST Totals</b>						88.000			19,670	19,670
<b>Total Agland</b>						97.000			21,146	21,146