



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:59:15  
Page 1

Assessment Data					Primary Image														
<b>Account</b> 660019425 <b>Parcel ID</b> 22N16E-22-4-00000-000-0000 <b>Cadastral ID</b> 22-22-16-01700 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 1 <b>Tax Area</b> 11 - SEQUOYAH/NW FIRE <b>Name ID</b> 321028 BONINE, TRAVIS A & LOIS B  7010 N 198TH E AVE OWASSO OK 74055-0000  <b>Parcel Location</b> <b>Situs</b> 16490 S 4170 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 3 - Acres <b>Sec/Twn/Rng</b> 22 / 22 / 16 / 4 <b>Neighborhood</b> 6050 - UNPLATTED <b>School District</b> S006 - SEQUOYAH SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-14\IMG_00: 12/19/2022</p>														
<b>Legal Description</b> Lat/Long: 36.37222116 -95.58002842																			
S 208.71', N 241.71', E 626.13 NE NE SE & N 33' NE NE SE					<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" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
H	Homestead	Yes	1,000	1,000	/	WOODRUFF, ROBERT & HORTON, CHARLES E & LINDA M	02/06/2026	85,000	22										
					954/282		04/21/1994	46,500	No										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	102.332	<b>Current Tax</b>										
Remove Cap	2027		Land Value 55,297	18,606	11%	2,047	Assessed	5,985	612.45										
Year Frozen	2007		Improvements 106,402	35,802		3,938	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-88.00										
TIF Project ID	0		Total Value 161,699	54,408		5,985	Total Taxable	4,985	524.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660019425	WOODRUFF, ROBERT &			11	149,687	1000	4,985	524.00										
2024	2024-660019425	WOODRUFF, ROBERT &			11	154,122	1000	4,985	526.00										
2023	2023-660019425	WOODRUFF, ROBERT &			11	144,499	1000	4,984	536.00										
2022	2022-660019425	WOODRUFF, ROBERT &			11	143,915	1000	4,985	540.00										
2021	2021-660019425	WOODRUFF, ROBERT &			11	152,446	1000	4,985	521.00										
2020	2020-660019425	WOODRUFF, ROBERT &			11	150,323	1000	4,985	538.00										
2019	2019-660019425	WOODRUFF, ROBERT &			11	135,591	1000	4,985	530.00										
2018	2018-660019425	WOODRUFF, ROBERT &			11	146,797	1000	4,985	537.00										
2017	2017-660019425	WOODRUFF, ROBERT &			11	145,522	1000	4,985	523.00										
2016	2016-660019425	WOODRUFF, ROBERT &			11	142,107	1000	4,985	527.00										
2015	2015-660019425	WOODRUFF, ROBERT &			11	136,422	1000	4,985	531.00										
2014	2014-660019425	WOODRUFF, ROBERT &			11	137,489	1000	4,985	530.00										
2013	2013-660019425	WOODRUFF, ROBERT &			11	135,564	1000	4,985	521.00										



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
 Time 22:59:16  
 Page 2

Lot Data		Square-Foot - NBHD 6050 #1	
Lot Size			
Lot Count			
Units Buildable	3		
Non-Ag Acres	3.0972		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	134,915.00 x .41 = 55,297		
Factor Value			
Adjustments	1.0000		
Lot Value	55,297		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-14\IMG\_00; 12/19/2022

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,891 / 1,891
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,891
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1970 / 56

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	143,104	75.68	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	96.87	Total Misc Impr	+ 19,158				
Roofing Adj	+ 4.09	Garage Cost	+ 0				
Subfloor Adj	+ -1.06	Total RCN	= 243,828				
Heat/Cool Adj	+ 11.47	Depreciation ( 62%)	- 151,173				
Plumbing Adj	+ 7.44	Lump Sums	+ 4,351				
Basement Adj	+ 0.00	RCNLD	= 97,006				
Adj Base Cost	= 118.81	Lot Value	+ 55,297				
Total Area	x 1,891	Indicated Value	= 152,303				
Adjusted Cost	= 224,670	Value Per SqFt	80.54				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	97,006		
Lot Value	55,297		
Indicated Value	152,303	80.54	Per SqFt
Agland Value			
Site Improvements	9,396		
Total Value	161,699	85.51	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	47221	24x4		96	23.97		2,301
PRCH	SLAB PORCH - COVERED	47222	24x18		432	22.99		9,932
PATO	SLAB PORCH - OPEN	47223	18x10		180	10.16		1,829
WODO	WOOD DECK - OPEN	47224	252		252	18.37	6%	4,351



# Rogers

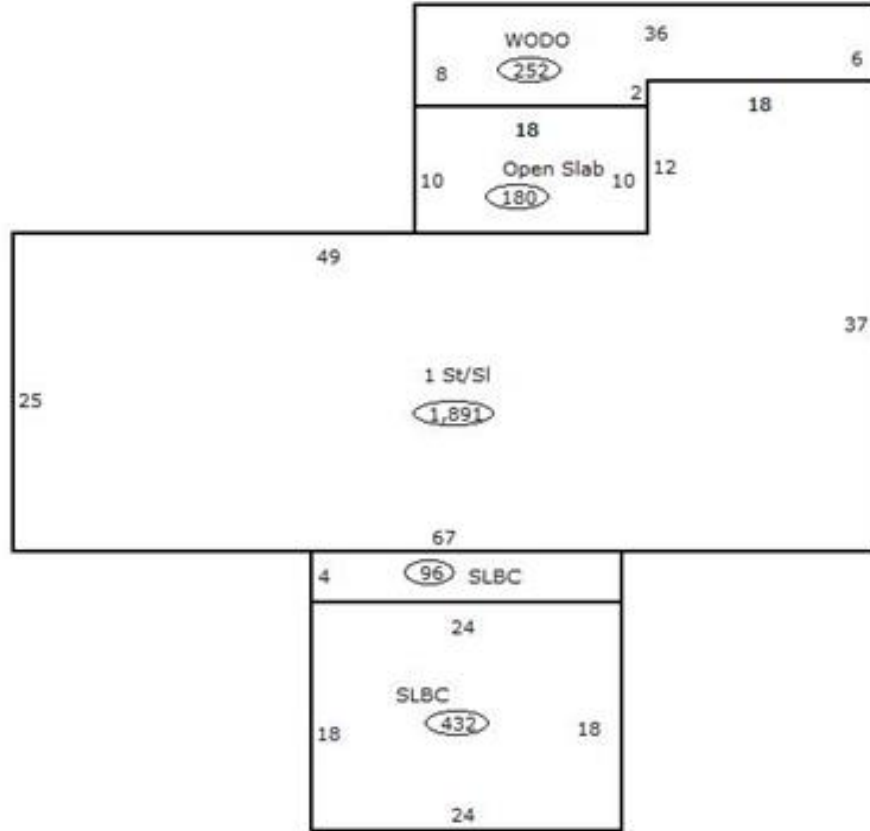
## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
 Time 22:59:16  
 Page 3

Sketch Image

660019425



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,891	1.000	1,891
2	M	PRCH		13	SLBC	96	1.000	96
3	M	PRCH		13	SLBC	432	1.000	432
4	M	PATO		13	Open Slab	180	1.000	180
5	M	WODO		13	WODO	252	1.000	252
<b>Total Building Area</b>						1,891		1,891



# Rogers




## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:59:16  
Page 4

660019425

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			840
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (0% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (10.48 x 840)	8,803		8,803		8,803
	STF	STG FAIR	12x24x0			288
	Qual 2	Cond 2	Year	Eff Age 2026		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (75% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.68 x 288)	1,348		1,348	1,011	337
	LF	LOAFING SHED	10x20x0			200
	Qual 2	Cond 2	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (70% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.26 x 200)	852		852	596	256