



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 23:04:07  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660019452 <b>Parcel ID</b> 22N17E-22-1-00000-000-0000 <b>Cadastral ID</b> 22-22-17-00700 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 94 - SEQUOYAH/TRI-DISTRICT FI <b>Name ID</b> 326828 NOBLE, APRIL DAWN & DUSTIN S  19706 E 440 RD CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 19706 E 440 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 10 - Acres <b>Sec/Twn/Rng</b> 22 / 22 / 17 / 1 <b>Neighborhood</b> 4070 - FOYIL SEQUOYAH AREA <b>School District</b> S006 - SEQUOYAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.37803051 -95.47755901																																																																																																																									
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Lot Data	Square-Foot - NBHD 4070 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 10 <b>Non-Ag Acres</b> 10.0649 <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> 438,426.00 x .30 = 131,387 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 131,387		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	4 - Good
<b>Quality</b>	2.5 - Fair
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Frame, Siding, Vinyl
<b>Base/Total Area</b>	1,316 / 1,316
<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>	0
<b>Fixture/RghIn</b>	22 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	720 Attached Garage - Finished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1990 / 22



\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-1 11/13/2020

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>Adusted R</b>	0.8445		
<b>Indicated Value</b>	181,883	138.21	Per SqFt

Direct Comparables	
<b>Selection Model</b>	1 Res
<b>Adjustment Model</b>	A2 AO Test
<b>Comparables</b>	
<b>Indicated Value</b>	

Cost Approach				Manual : 01/2025	
<b>Base Cost</b>	95.92	<b>Total Misc Impr</b>	+	1,731	
<b>Roofing Adj</b>	+ 4.45	<b>Garage Cost</b>	+	23,155	
<b>Subfloor Adj</b>	+ 1.15	<b>Total RCN</b>	=	201,019	
<b>Heat/Cool Adj</b>	+ 11.47	<b>Depreciation ( 29%)</b>	-	58,296	
<b>Plumbing Adj</b>	+ 20.85	<b>Lump Sums</b>	+	0	
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	142,723	
<b>Adj Base Cost</b>	= 133.84	<b>Lot Value</b>	+	131,387	
<b>Total Area</b>	x 1,316	<b>Indicated Value</b>	=	274,110	
<b>Adjusted Cost</b>	= 176,133	<b>Value Per SqFt</b>		208.29	

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	142,723		
<b>Lot Value</b>	131,387		
<b>Indicated Value</b>	274,110	208.29	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>			
<b>Total Value</b>	274,110	208.29	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	47270	18x4		72	24.04	1,731



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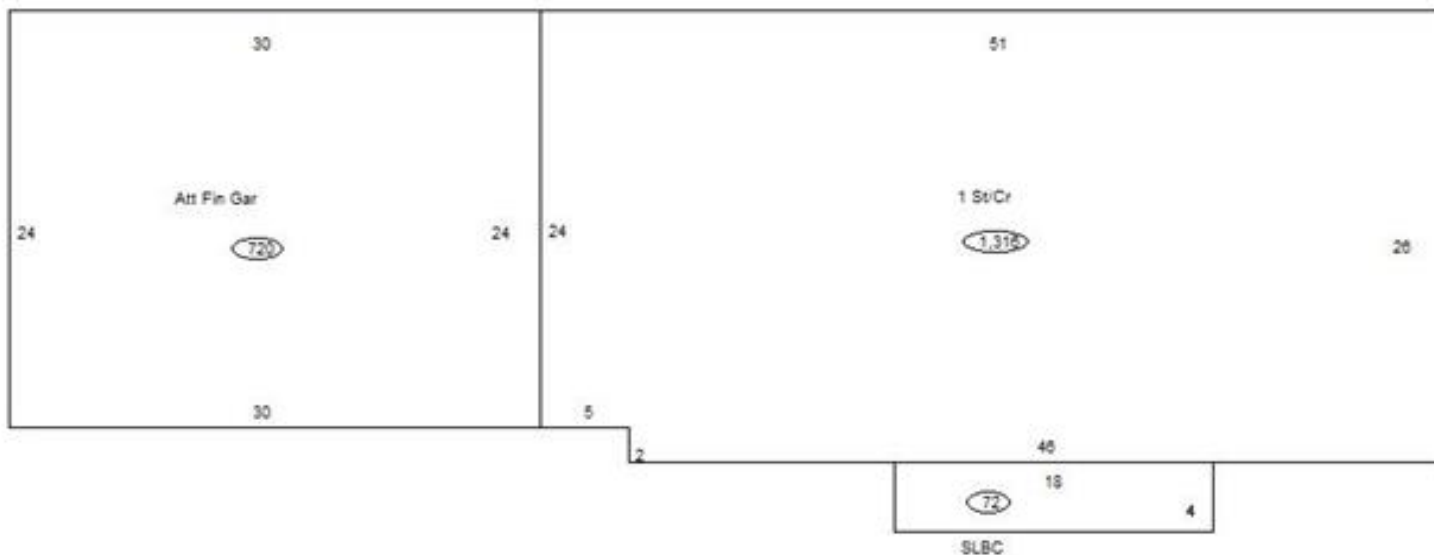
Date 04/16/2026

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### Sketch Image

660019452



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,316	1.000	1,316
2	M	PRCH		10	SLBC	72	1.000	72
3	G	5		10	Att Fin Gar	720	1.000	720
<b>Total Building Area</b>						1,316		1,316