




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 23:41:26
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Assessment Data					Primary Image																																																																																																																				
Account 660019623 Parcel ID 20N17E-23-1-00000-000-0000 Cadastral ID 23-20-17-00200 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 92 - INOLA/TRI-DISTRICT FIRE Name ID 149424 THOMPSON, DAVID L & BRENDA G 28312 S 4240 RD INOLA OK 74036-0000 Parcel Location Situs 28312 S 4240 RD Subdivision Lot/Block / Parcel Size 10.5 - Acres Sec/Twn/Rng 23 / 20 / 17 / 1 Neighborhood 2017 - UNPLATTED LAND School District S005 - INOLA SCHOOLS					 <p>660019623_001.JPG 12/9/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.20136046 -95.45931124 NE SE NE & E2 E2 NW SE NE LESS THE N 165' OF E 528' NE SE NE.																																																																																																																									
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Lot Data Units-Buildable - UNPLATTED LAND (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 Adjustments Lot Value			
Residential Data Type 1 Single Family Residence Condition 2 - Fair Quality 2 - Fair Architecture TRAD TRADITIONAL Style 100% 1 1/2 Story Finished Exterior Wall 100% Frame, Siding, Wood Base/Total Area 1,632 / 2,528 Style 100% 1 1/2 Story Finished HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 0 Fixture/RghIn 12 / Bed/F/H Bath 4 / 2.0 / 1.0 Basement Area Garage Type Remodel Year/Eff Age 1950 / 76			
		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 54,342 Lot Value Indicated Value 54,342 21.50 Per SqFt Aground Value 2,044 Site Improvements 20,020 Total Value 76,406 30.22 Total Value Per SqFt	
Cost Approach Manual : 01/2025			
Base Cost 70.23 Roofing Adj + 2.46 Subfloor Adj + 1.49 Heat/Cool Adj + 10.30 Plumbing Adj + 5.44 Basement Adj + 0.00 Adj Base Cost = 89.92 Total Area x 2,528 Adjusted Cost = 227,318	Total Misc Impr + 4,863 Garage Cost + Total RCN = 232,181 Depreciation (80%) - 185,745 Lump Sums + 7,906 RCNLD = 54,342 Lot Value + Indicated Value = 54,342 Value Per SqFt 21.50		

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
WODC	Wood Deck - Covered	47535	48x6		288	27.45	7,906
EPSW	Enclosed Porch - Solid Wall	47536	11x8		88	55.26	4,863



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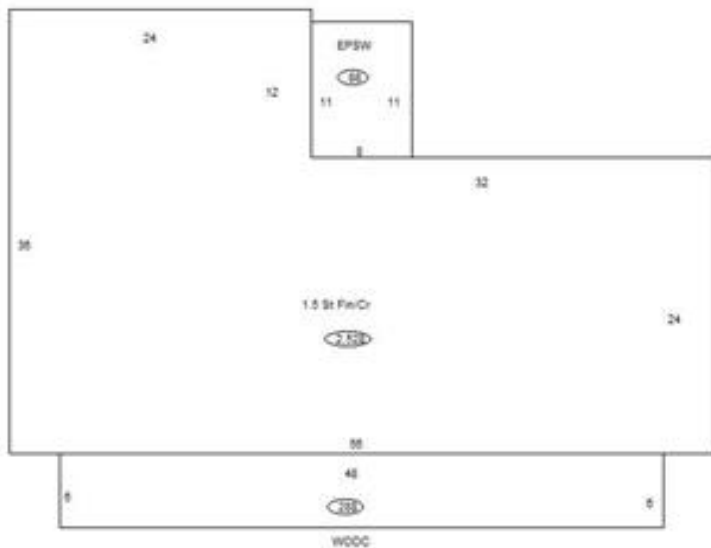
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Sketch Image

660019623



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	10	1.5 St Fin/Cr	1,632	1.549	2,528
2	M	WODC		10	WODC	288	1.000	288
3	M	EPSW		10	EPSW	88	1.000	88
4	U	^UL		10	Upper Level (1)	896	1.000	896
Total Building Area						1,632		2,528



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	EQSH	Equipment Shed	20x20x10	Dirt	Formed Metal	400
	Qual	3	Cond 3	Year 2005	Eff Age 16	
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (22.14 x 400)		8,856	8,856	3,277	5,579
	EQSH	Equipment Shed	24x36x10	Dirt	Galvanized Metal	864
	Qual	3	Cond 3	Year 1985	Eff Age 31	
	Valuation Summary		Modifier Total	RCN	Depr (58% Phys/ % Func)	RCNLD
	Base Cost (19.18 x 864)		16,572	16,572	9,612	6,960
	BNGP	Barn - General Purpose	36x50x10	Dirt	Galvanized Metal	1,800
	Qual	2	Cond 1	Year 1985	Eff Age 57	
	Valuation Summary		Modifier Total	RCN	Depr (77% Phys/ % Func)	RCNLD
	Base Cost (18.07 x 1,800)		32,526	32,526	25,045	7,481
	BNV	Barn - General Purpose	0x0x0			
	Qual	3	Cond 3	Year 0	Eff Age 0	
	Valuation Summary		Modifier Total	RCN	Depr (85% Phys/ 0% Func)	RCNLD
	Base Cost (0.00 x)					



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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
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60		0	5.500	168	168	924	924
DNB	DENNIS SILT LOAM 1-3% SLO	IMP PST	80		0	5.000	224	224	1,120	1,120
IMP PST Totals						10.500			2,044	2,044
Total Agland						10.500			2,044	2,044