



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 16:44:56
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660020117 Parcel ID 23N14E-23-3-00000-000-0000 Cadastral ID 23-23-14-02700 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 313299 BOYD, LINDA CHARLENE TRUSTEE PO BOX 791 OOLOGAH OK 74053-0000 Parcel Location Situs 02401 E 390 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 23 / 23 / 14 / 3 Neighborhood 4030 - OOLOGAH RURAL School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\TCASEY\2020-7-22\IMG_0006.JPG 7/22/2020</p>																																																																																																																				
Legal Description Lat/Long: 36.45432193 -95.78721912																																																																																																																									
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Date 04/17/2026
Time 16:44:56
Page 2

Lot Data	Units-Buildable - OOLOGAH RURAL (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		\\tsclient\TCASEY\2020-7-22\IMG_0006.JPG
Adjustments		7/22/2020
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	912 / 912
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1975 / 38

Cost Approach		Manual : 01/2025	
Base Cost	106.53	Total Misc Impr	+ 25,181
Roofing Adj	+ 4.34	Garage Cost	+
Subfloor Adj	+ 2.46	Total RCN	= 142,938
Heat/Cool Adj	+ 10.30	Depreciation (49%)	- 70,040
Plumbing Adj	+ 5.49	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 72,898
Adj Base Cost	= 129.12	Lot Value	+
Total Area	x 912	Indicated Value	= 72,898
Adjusted Cost	= 117,757	Value Per SqFt	79.93

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	72,898		
Lot Value			
Indicated Value	72,898	79.93	Per SqFt
Agland Value	1,658		
Site Improvements	41,781		
Total Value	116,337	127.56	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2013	1	0.00		
PRCH	SLAB PORCH - COVERED	49174	38x9		342	20.29		6,939
EPSW	ENCLOSED PORCH - SOLID WALL	49175	38x9		342	53.34		18,242



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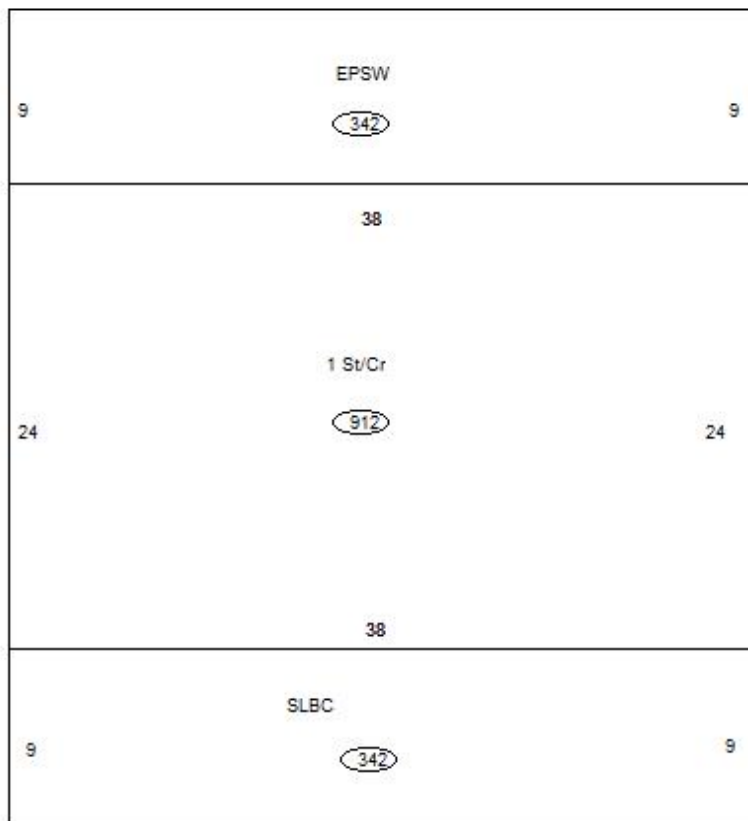
Date 04/17/2026

Time 16:44:56

Page 3

Sketch Image

660020117



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	912	1.000	912
2	M	PRCH		10	SLBC	342	1.000	342
3	M	EPSW		10	EPSW	342	1.000	342
Total Building Area						912		912



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 Time 16:44:56
 Page 4

660020117

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	0x0x0			720	
	Qual 2	Cond 3	Year		Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD	
	Base Cost (31.28 x 720)		22,522		22,522	9,009	13,513
	UTIL	SHOP BUILDING	0x0x0			1,200	
	Qual 2	Cond 3	Year		Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD	
	Base Cost (30.25 x 1,200)		36,300		36,300	14,520	21,780
	BARN	BARN	0x0x0			4,000	
	Qual 3	Cond 3	Year		Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
	Base Cost (8.11 x 4,000)		32,440		32,440	25,952	6,488
	STF	STG FAIR	0x0x0				
	Qual 2	Cond	Year		Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
	Base Cost (4.68 x)						
	STF	STG FAIR	0x0x0				
	Qual	Cond	Year		Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
	Base Cost (4.68 x)						



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Date 04/17/2026
Time 16:44:56
Page 5

Agland Inventory

660020117

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BDC2	BATES-DENNIS SOILS 3-5% S	IMP PST	59		0	8.000	165	165	1,322	1,322
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60		0	2.000	168	168	336	336
IMP PST Totals						10.000			1,658	1,658
Total Agland						10.000			1,658	1,658