



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:54:42
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Assessment Data					Primary Image																																																																																																																				
Account 660020843 Parcel ID 20N14E-25-3-00000-000-0000 Cadastral ID 25-20-14-00600 Property Type REAL - Real Property Property Class UR VI Area 3 Tax Area 1 - CATOOSA OT Name ID 88784 BARSTOW, LEWIS EDGAR & SHERYL ANN TRUSTEES BARSTOW FAMILY TRUST 10195 E ROSE GLEN BLVD CLAREMORE OK 74019-0000					<p>\\tsclient\C\Users\rln\Pictures\2017-02-23 02-23-17\02-23-17 035.J 2/24/2017</p>																																																																																																																				
Parcel Location Situs 01717 E 179TH E AVE Subdivision Lot/Block / Parcel Size 2.51 - Acres Sec/Twn/Rng 25 / 20 / 14 / 3 Neighborhood 2014 - UNPLATTED T20 & 21 OF R14 School District S002 - CATOOSA SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.17850370 -95.77585738 E 451.3' N 242.6' SE SW SW					Building Permits <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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Square-Foot - NBHD 2014 #1	Primary Image
Lot Size Lot Count Units Buildable 2.51 Non-Ag Acres 2.8882 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 125,810.00 x .91 = 113,919 Factor Value Adjustments 1.0000 Lot Value 113,919		<p>\\tsclient\C\Users\rln\Pictures\2017-02-23 02-23-17\02-23-17 035.J 2/24/2017</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	15% Veneer, Masonry 85% Frame, Siding, Vinyl
Base/Total Area	1,176 / 1,176
Style	100% One Story
HVAC	100% Forced Air Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	480 Attached Garage - Finished
Remodel	
Year/Eff Age	1967 / 44

Cost Approach				Manual : 01/2025			
Base Cost	105.32	Total Misc Impr	+	19,829			
Roofing Adj	+ 4.95	Garage Cost	+	19,330			
Subfloor Adj	+ 0.00	Total RCN	=	186,218			
Heat/Cool Adj	+ 6.14	Depreciation (49%)	-	91,247			
Plumbing Adj	+ 8.64	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	94,971			
Adj Base Cost	= 125.05	Lot Value	+	113,919			
Total Area	x 1,176	Indicated Value	=	208,890			
Adjusted Cost	= 147,059	Value Per SqFt		177.63			

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	153,415	130.45	Per SqFt

Direct Comparables			
Selection Model	1	Res	
Adjustment Model	1	2022 Residential	
Comparables			
Indicated Value			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	94,971		
Lot Value	113,919		
Indicated Value	208,890	177.63	Per SqFt
Agland Value			
Site Improvements	8,792		
Total Value	217,682	185.10	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	50924	16x4		64	26.73		1,711
EPSW	ENCLOSED PORCH - SOLID WALL	50925	22x12		264	68.63		18,118



Rogers

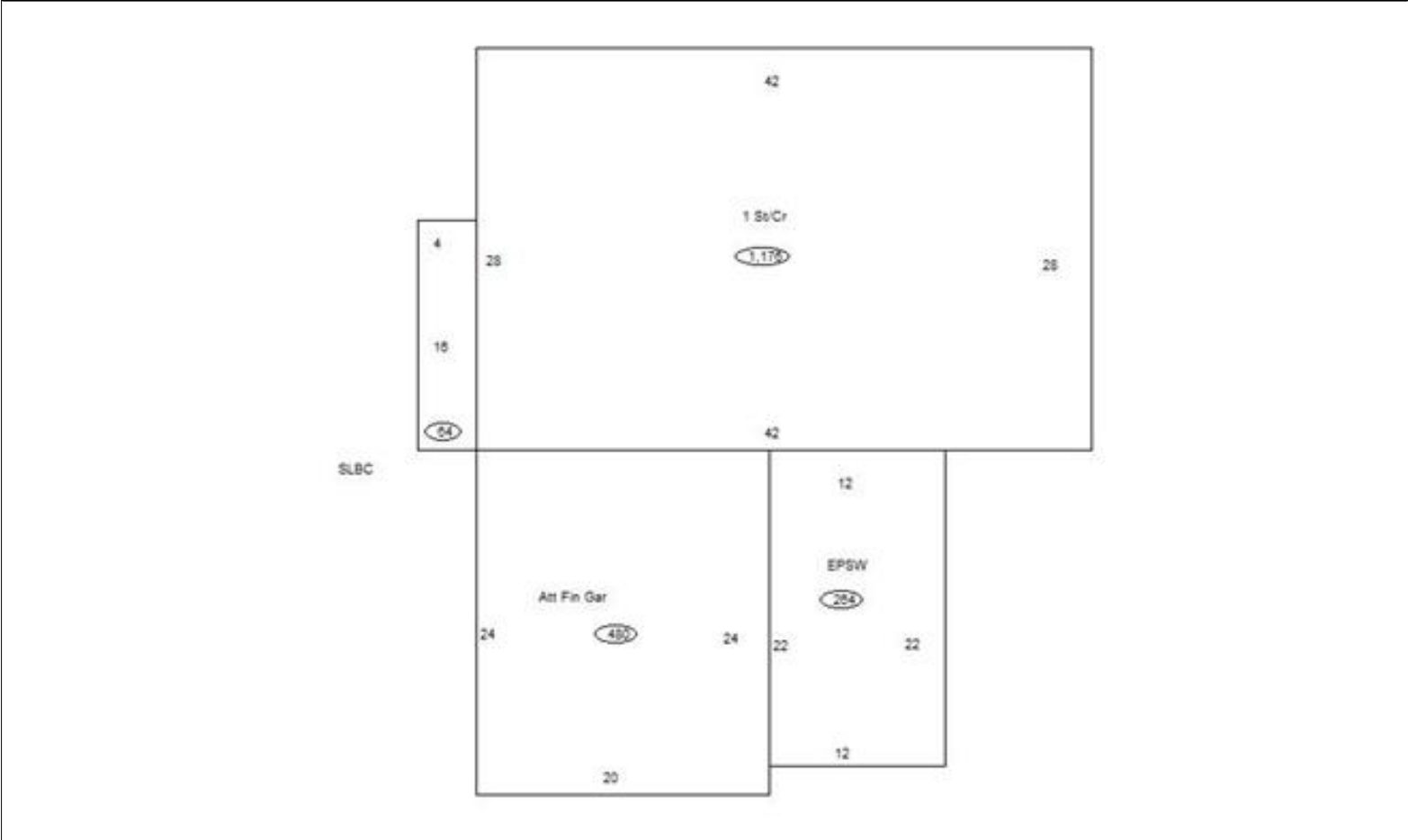
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,176	1.000	1,176
2	G	5		10	Att Fin Gar	480	1.000	480
3	M	PRCH		10	SLBC	64	1.000	64
4	M	EPSW		10	EPSW	264	1.000	264
Total Building Area						1,176		1,176



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	EQSH	Equipment Shed	22x36x8	Dirt	Galvanized Metal	792
	Qual 3	Cond 3	Year 1985	Eff Age 31		

Valuation Summary		Modifier Total	RCN	Depr (58% Phys/ % Func)	RCNLD
Base Cost (18.87 x 792)	14,945		14,945	8,668	6,277

	EQSH	Equipment Shed	12x24x8	Dirt	Galvanized Metal	288
	Qual 3	Cond 3	Year 1985	Eff Age 31		

Valuation Summary		Modifier Total	RCN	Depr (58% Phys/ % Func)	RCNLD
Base Cost (20.79 x 288)	5,988		5,988	3,473	2,515