



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
Account 660020912 Parcel ID 20N17E-25-2-00000-000-0000 Cadastral ID 25-20-17-00200 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 2 - INOLA RURAL Name ID 340370 J & L LIVING TRUST JAMES & LINDA HINES TRUSTEES & GLENDA RUTH ELLISON 21286 E 570 RD INOLA OK 74036-0000 Parcel Location Situs 21286 E 570 RD Subdivision Lot/Block / Parcel Size 2.27 - Acres Sec/Twn/Rng 25 / 20 / 17 / 2 Neighborhood 2017 - UNPLATTED LAND School District S005 - INOLA SCHOOLS					<p>660020912_001.JPG 12/9/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.19087282 -95.45223791																																																																																																																									
TR DESC 2022-018424 AS COMM NW/C SEC; S89.5636E 1542.30' TO POB; S89.5636E 232.50'; S00.5206E 426.97'; N89.5636W 234.50'; N00 0301W 317'; NB02.1100W 110' TO POB.					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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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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	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,657 / 1,657
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	12 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	396 Carport - Gable Roof 2 Stalls
Remodel	
Year/Eff Age	1965 / 46

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	

Cost Approach				Manual : 01/2025			
Base Cost	97.19	Total Misc Impr	+ 19,783	Roofing Adj	+ 4.67	Garage Cost	+ 2,590
Subfloor Adj	+ 2.31	Total RCN	= 225,786	Heat/Cool Adj	+ 10.30	Depreciation (55%)	- 124,182
Plumbing Adj	+ 8.29	Lump Sums	+ 2,919	Basement Adj	+ 0.00	RCNLD	= 104,523
Adj Base Cost	= 122.76	Lot Value	+ 104,523	Total Area	x 1,657	Indicated Value	= 104,523
		Value Per SqFt	63.08	Adjusted Cost	= 203,413		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	104,523		
Lot Value			
Indicated Value	104,523	63.08	Per SqFt
Agland Value	534		
Site Improvements	18,188		
Total Value	123,245	74.38	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	51109	7x6		42	21.16		889
EPSW	ENCLOSED PORCH - SOLID WALL	51111	316		316	53.45		16,890
WODO	Wood Deck - Open	150887	16x10		160	21.46	15%	2,919
PATO	Slab Porch - Open	150888	20x11		220	9.11		2,004



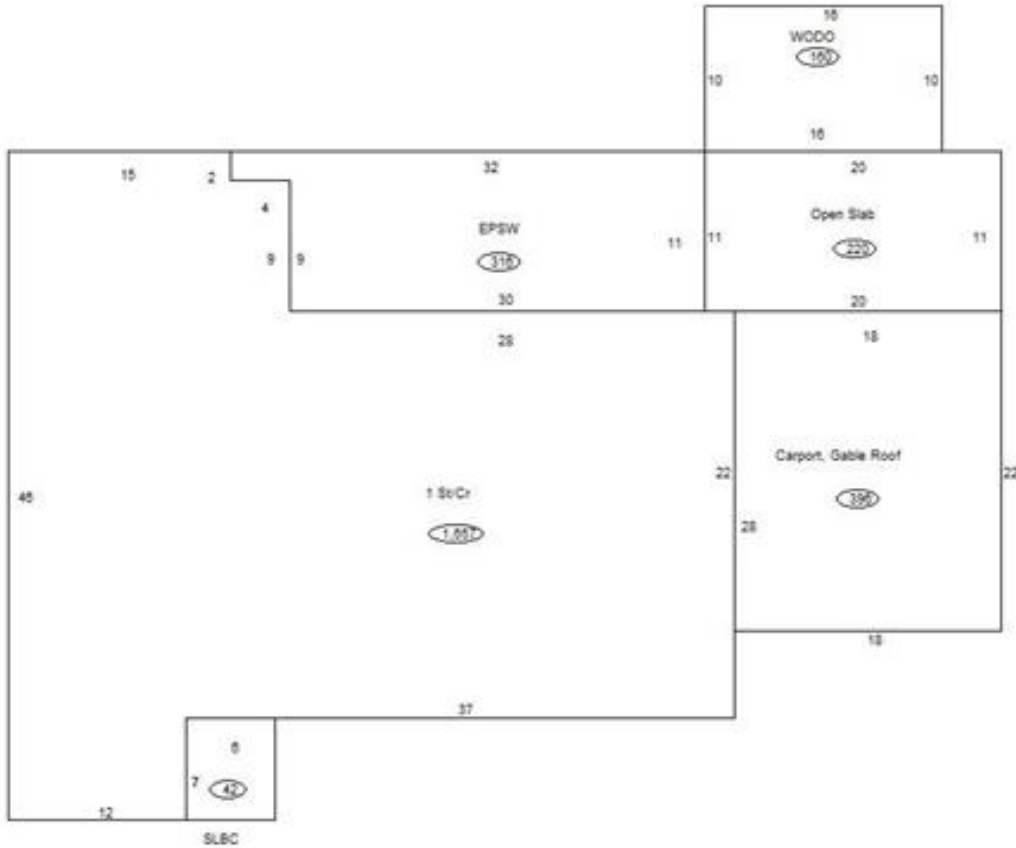
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Sketch Image

660020912



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,657	1.000	1,657
2	M	PRCH		10	SLBC	42	1.000	42
3	G	3		10	Carport, Gable Roof	396	1.000	396
4	M	EPSW		10	EPSW	316	1.000	316
5	M	WODO		10	WODO	160	1.000	160
6	M	PATO		10	Open Slab	220	1.000	220
Total Building Area						1,657		1,657



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Outbuildings/Site Improvements

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Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x10x8	Plank	Formed Metal	80
	Qual	2	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
	Base Cost (24.87 x 80)	1,990		1,990	458	1,532
	SHDS	Shed - Small	10x12x8	Plank	Composition Shingle	120
	Qual	2	Cond 3	Year 2000	Eff Age 20	
	Valuation Summary		Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD
	Base Cost (20.98 x 120)	2,518		2,518	1,486	1,032
	GBST	Grain Bin - Storage	6x6x9	Base		294
	Qual	4	Cond 3	Year 1990	Eff Age 27	
	Valuation Summary		Modifier Total	RCN	Depr (71% Phys/ % Func)	RCNLD
	Base Cost (2.01 x 294)	592		592	420	172
	EQSL	Equipment Shelter	85x30x16	Dirt	Galvanized Metal	2,550
	Qual	3	Cond 1.5	Year 1985	Eff Age 49	
	Valuation Summary		Modifier Total	RCN	Depr (71% Phys/ % Func)	RCNLD
	Base Cost (18.40 x 2,550)	46,920		46,920	33,313	13,607
	GBST	Grain Bin - Storage	14x14x9	Concrete		1,619
	Qual	3	Cond 1.5	Year 1980	Eff Age 55	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (1.90 x 1,619)	3,076		3,076	2,461	615
	GBST	Grain Bin - Storage	14x14x9	Concrete		1,619
	Qual	3	Cond 1.5	Year 1980	Eff Age 55	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (1.90 x 1,619)	3,076		3,076	2,461	615
	GBST	Grain Bin - Storage	14x14x9	Concrete		1,619
	Qual	3	Cond 1.5	Year 1980	Eff Age 55	
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (1.90 x 1,619)	3,076		3,076	2,461	615



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BNV	LOAFING SHED	12x50x0			600
	Qual	0	Cond	Year	0	Eff Age
		Valuation Summary	Modifier Total	RCN	Depr (75% Phys/ 0% Func)	RCNLD
		Base Cost (0.00 x 600)				



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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
TAA	TALOKA SILT LOAM 0-1% SLO	IMP PST	84			2.270	235	235	534	534
IMP PST Totals						2.270			534	534
Total Agland						2.270			534	534