



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 10:00:27  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660021004 <b>Parcel ID</b> 22N14E-25-3-00000-000-0000 <b>Cadastral ID</b> 25-22-14-00600 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 2 <b>Tax Area</b> 28 - COLLINSVILLE/LIME FIRE <b>Name ID</b> 321306 BLAKE, HEATHER & DELAUN VINCENT BLAKE  18465 E HOBBS CREEK TRAIL COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 18465 E HOBBS CREEK TRL <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 20 - Acres <b>Sec/Twn/Rng</b> 25 / 22 / 14 / 3 <b>Neighborhood</b> 4010 - 22-14 <b>School District</b> S026 - COLLINSVILLE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.35276411 -95.76632133																																																																																																																									
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<b>Remove Cap</b> 2018		<b>Land Value</b> 1,867		<b>1,867</b>		<b>11%</b>		<b>205</b>		<b>Assessed</b> 9,659		<b>1,088.55</b>																																																																																																													
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Lot Data	Units-Buildable - 22-14 (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	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	800 / 800
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	800
Fixture/RghIn	4 /
Bed/F/H Bath	1 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2018 / 6



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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	100.93	Total Misc Impr	+	0			
Roofing Adj	+ 5.32	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	98,256			
Heat/Cool Adj	+ 10.30	Depreciation ( 6%)	-	5,895			
Plumbing Adj	+ 6.27	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	92,361			
Adj Base Cost	= 122.82	Lot Value	+				
Total Area	x 800	Indicated Value	=	92,361			
Adjusted Cost	= 98,256	Value Per SqFt		115.45			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	92,361		
Lot Value		115.45	Per SqFt
Indicated Value	92,361		
Agland Value	1,867		
Site Improvements	38,277		
Total Value	132,505	165.63	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



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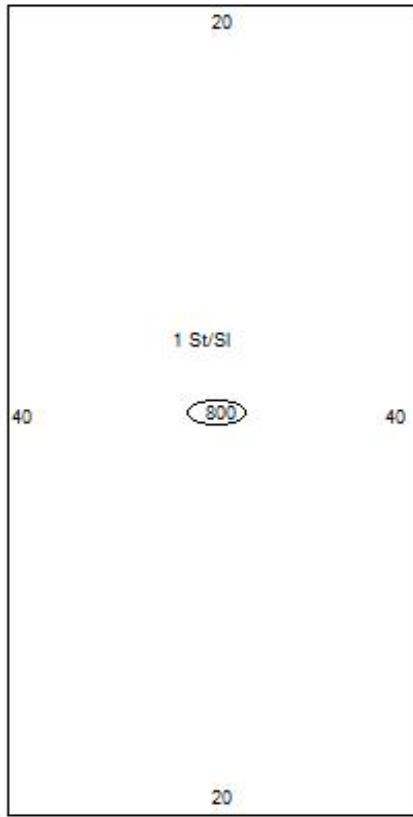
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### Sketch Image

660021004



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	800	1.000	800
<b>Total Building Area</b>						800		800



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660021004

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	40x40x12	Concrete	Formed Metal	1,600
	Qual 2	Cond 3	Year 2018	Eff Age 6		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (11% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (26.88 x 1,600)	43,008	43,008	4,731	38,277



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### Agland Inventory

660021004

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
OS	OSAGE CLAY	TMBR	58		104	9.000	104	104	936	936
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47		0	11.000	85	85	931	931
<b>TMBR Totals</b>						20.000			1,867	1,867
<b>Total Agland</b>						20.000			1,867	1,867