




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660021018 <b>Parcel ID</b> 22N16E-25-4-00000-000-0000 <b>Cadastral ID</b> 25-22-16-00700 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 1 <b>Tax Area</b> 94 - SEQUOYAH/TRI-DISTRICT FI <b>Name ID</b> 343569 WILSEY, CORY & LILLIAN JOSETTE  15855 E 460 RD CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 15855 E 460 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 27.15 - Acres <b>Sec/Twn/Rng</b> 25 / 22 / 16 / 4 <b>Neighborhood</b> 2116 - UNPLATTED <b>School District</b> S006 - SEQUOYAH SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-27\IMG_00' 12/27/2022</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.35194516 -95.54590457 PT S2 SE BEG; SE/C N 1260' TO PT 60' S NE/C SE SE; S 89- 59 W 287.5 '; S 61-29 W 1605.5' S 493.5' TO S/L SEC; E ON SEC/L 1697.5' TO POB LESS TR IN S/2 SE/4 COMM AT SE/C THEREOF; TH N 147.92 TO POB; TH S89-03-23W 208.71'; TH N 208.71'; TH N89-03-23E 208.71' TH S 208 71																																																																																																																									
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Lot Data		Units-Buildable - UNPLATTED (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					
<b>Residential Data</b>				<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2022-12-27\IMG_00 12/27/2022</p>	
Type	1 Single Family Residence			<b>GRM Approach</b>	
Condition	3.5 - Average			GRM Code	
Quality	2.5 - Fair			Gross Rent	0.00
Architecture				Indicated Value	
Style	100% One Story			<b>Multiple Regression</b>	
Exterior Wall	100% Frame, Siding, Wood			MRA Code	
Base/Total Area	1,238 / 1,238			Adjusted R	
Style	100% One Story			Indicated Value	
HVAC	100% Wall Furnace			<b>Direct Comparables</b>	
Roof Cover	1 Composition Shingle			Selection Model	A Adam Test
Area on Slab	0			Adjustment Model	NewTest
Fixture/RghIn	4 /			Comparables	
Bed/F/H Bath	3 / 1.0 /			Indicated Value	
Basement Area				<b>Value Reconciliation</b>	
Garage Type				Selected Approach	Cost Approach
Remodel	RMA -			Improvements	83,611
Year/Eff Age	1940 / 34			Lot Value	
<b>Cost Approach</b>		<b>Manual : 01/2025</b>		Indicated Value	83,611
Base Cost	102.45	Total Misc Impr	+ 8,520	Agland Value	3,497
Roofing Adj	+ 4.72	Garage Cost	+ 0	Site Improvements	41,183
Subfloor Adj	+ 1.21	Total RCN	= 149,305	Total Value	128,291
Heat/Cool Adj	+ 0.84	Depreciation ( 44%)	- 65,694		
Plumbing Adj	+ 4.50	Lump Sums	+ 0		
Basement Adj	+ 0.00	RCNLD	= 83,611		
Adj Base Cost	= 113.72	Lot Value	+ 83,611		
Total Area	x 1,238	Indicated Value	= 83,611		
Adjusted Cost	= 140,785	Value Per SqFt	67.54		

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	51329	18x8		144	23.78		3,424



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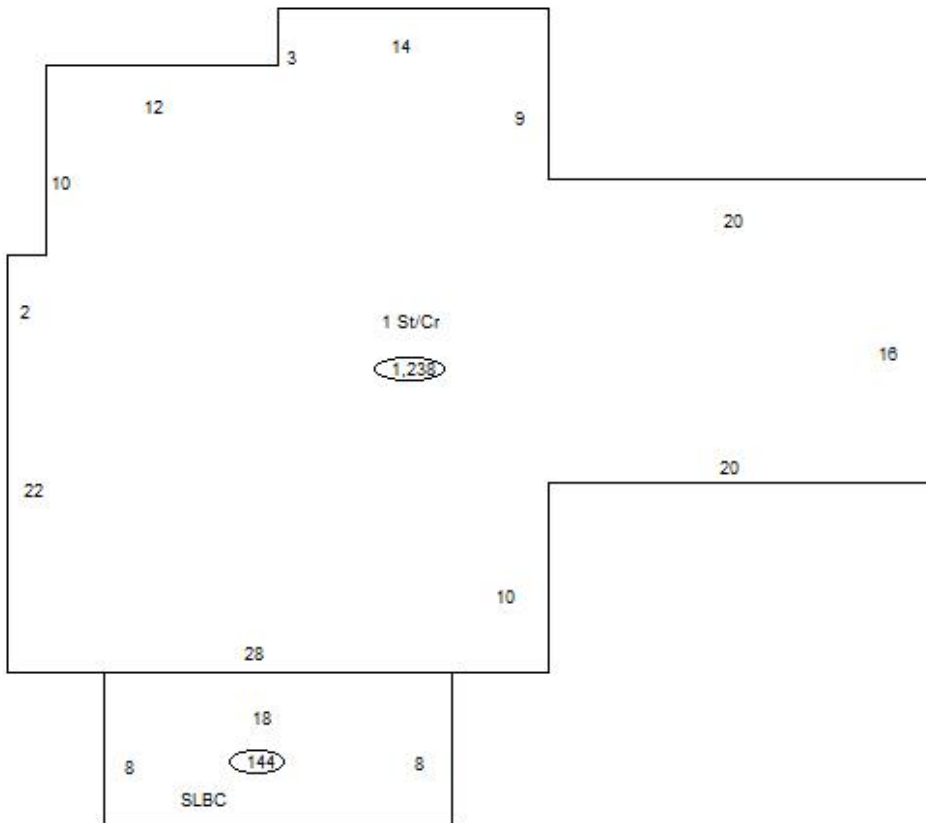
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Sketch Image

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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	1,238	1.000	1,238
2	M	PRCH		10	SLBC	144	1.000	144
<b>Total Building Area</b>						1,238		1,238



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	0x0x0			1,500
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (30% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (9.80 x 1,500)	14,700		14,700	4,410	10,290
	BARN	BARN	0x0x0			1,476
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (9.83 x 1,476)	14,509		14,509	14,509	
	BARN	BARN	50x72x0			3,600
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (85% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (8.25 x 3,600)	29,700		29,700	25,245	4,455
	LF	LOAFING SHED	0x0x0			600
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.26 x 600)	2,556		2,556	2,556	
	LF	LOAFING SHED	0x0x0			480
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.26 x 480)	2,045		2,045	2,045	
	LF	LOAFING SHED	0x0x0			768
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.26 x 768)	3,272		3,272	3,272	
	LF	LOAFING SHED	0x0x0			420
	Qual 3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (4.26 x 420)	1,789		1,789	716	1,073



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### Outbuildings/Site Improvements

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	LF	LOAFING SHED	0x0x0			420	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (40% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (4.26 x 420)	1,789		1,789	716	1,073
	BARN	BARN	32x88x0			2,816	
	Qual	3	Cond 3	Year	Eff Age 1520		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (30% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (10.09 x 2,816)	28,413		28,413	8,524	19,889
	HS	HAY SHED	28x48x0			1,344	
	Qual	3	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (30% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (4.68 x 1,344)	6,290		6,290	1,887	4,403



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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
BC	BATES-COLLINSVILLE COMPLE	TMBR	51			3.550	92	92	326	326
<b>TMBR Totals</b>						3.550			326	326
BC	BATES-COLLINSVILLE COMPLE	IMP PST	51			8.000	143	143	1,142	1,142
HC	HECTOR STONY SANDY LOAM	IMP PST	20			6.000	56	56	336	336
LKB	LINKER FINE SANDY LOAM 1-	IMP PST	63			9.600	176	176	1,693	1,693
<b>IMP PST Totals</b>						23.600			3,171	3,171
<b>Total Agland</b>						27.150			3,497	3,497