



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:09:12  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660023135 <b>Parcel ID</b> 000000-00-0-00651-002-0013 <b>Cadastral ID</b> 27-22-14-04720 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 2 <b>Tax Area</b> 27 - COLLINSVILLE/COLL FIRE <b>Name ID</b> 325018 KITE, LANCE & TAYLOR  14710 E 140TH ST N COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 14710 E 140TH ST N <b>Subdivision</b> RANGLAND ESTATES <b>Lot/Block</b> 0013 / 0002 <b>Parcel Size</b> 1.5 - Lots <b>Sec/Twn/Rng</b> 27 / 22 / 14 / 5 <b>Neighborhood</b> 1096 - R-V02-NW COLLINSVILLE <b>School District</b> S026 - COLLINSVILLE SCHOOLS					<p>\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-9- 9/2/2020</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.35594664 -95.80937594 A PT LOT 12 & ALL LOT 13 IN BLOCK 2 BEG: AT NW/C LOT 13 S 0-08 16 W 305.77';S 89-45-50 E 305.73';N 0-07-40;N 89-44-37 W 305.67'; TO POB RANGLAND ESTATES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1096 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 2.0173 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 87,874.00 x 1.13 = 99,075 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 99,075		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	4 - Good
<b>Quality</b>	2.5 - Fair
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	90% Veneer, Stone 10% Frame, Siding, Wood
<b>Base/Total Area</b>	2,554 / 2,554
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	2,554
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	4 / 3.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	
<b>Remodel</b>	
<b>Year/Eff Age</b>	1977 / 29



\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-9- 9/2/2020

Cost Approach		Manual : 01/2025	
<b>Base Cost</b>	97.34	<b>Total Misc Impr</b>	+ 16,824
<b>Roofing Adj</b>	+ 3.97	<b>Garage Cost</b>	+
<b>Subfloor Adj</b>	+ -1.09	<b>Total RCN</b>	= 316,153
<b>Heat/Cool Adj</b>	+ 11.47	<b>Depreciation ( 39%)</b>	- 123,300
<b>Plumbing Adj</b>	+ 5.51	<b>Lump Sums</b>	+ 8,387
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 201,240
<b>Adj Base Cost</b>	= 117.20	<b>Lot Value</b>	+ 99,075
<b>Total Area</b>	x 2,554	<b>Indicated Value</b>	= 300,315
<b>Adjusted Cost</b>	= 299,329	<b>Value Per SqFt</b>	117.59

GRM Approach	
<b>GRM Code</b>	
<b>Gross Rent</b>	0.00
<b>Indicated Value</b>	

Multiple Regression			
<b>MRA Code</b>	1	Test	
<b>Adusted R</b>	0.8445		
<b>Indicated Value</b>	223,002	87.31	Per SqFt

Direct Comparables	
<b>Selection Model</b>	A Adam Test
<b>Adjustment Model</b>	1 2022 Residential
<b>Comparables</b>	3
<b>Indicated Value</b>	321,090 Per SqFt

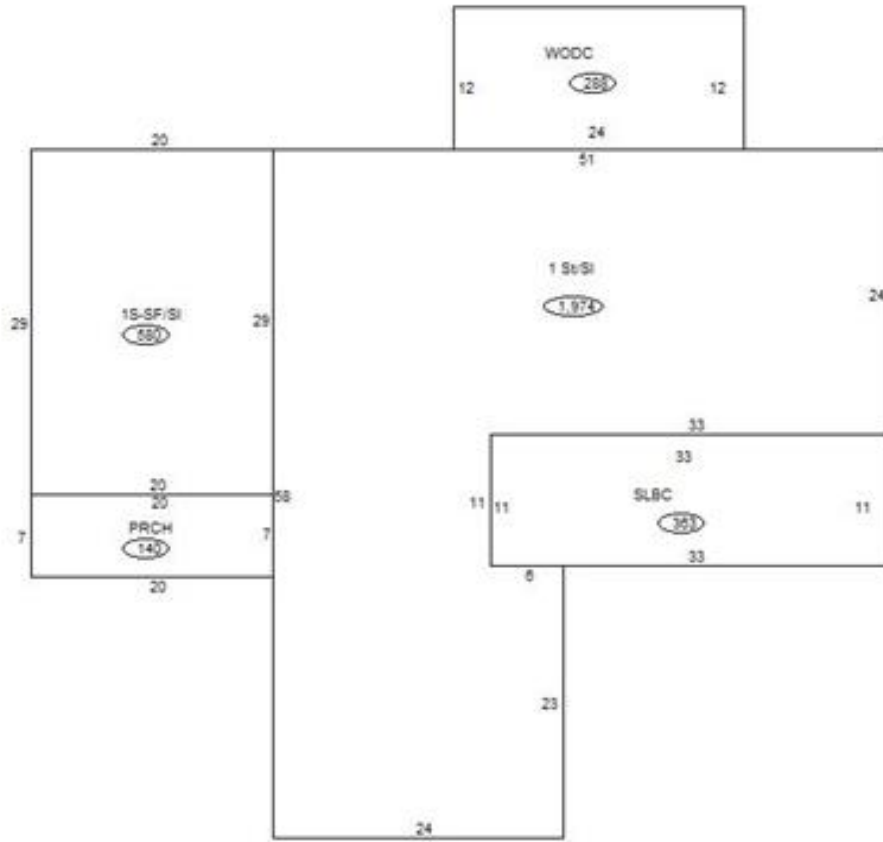
Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	201,240		
<b>Lot Value</b>	99,075		
<b>Indicated Value</b>	300,315	117.59	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	42,397		
<b>Total Value</b>	342,712	134.19	Total Value Per SqFt

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	57095	33x11		363	23.13		8,396
WODC	WOOD DECK - COVERED	57096	24x12		288	29.12		8,387
PRCH	Porch	160555	20x7		140	23.80		3,332



Sketch Image

660023135



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	M	PRCH		13	SLBC	363	1.000	363
2	M	WODC		13	WODC	288	1.000	288
3	R	1	Slab	13	1 St/SI	1,974	1.000	1,974
4	R	1	Slab	13	1S-SF/SI	580	1.000	580
5	M	PRCH		13	PRCH	140	1.000	140
<b>Total Building Area</b>						<b>2,554</b>		<b>2,554</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	40x30x10	Concrete	Galvanized Metal	1,200
	Qual 4	Cond 3	Year 2019	Eff Age 5		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (37.19 x 1,200)	44,628	44,628	2,231	42,397