



# 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	660024045													
Parcel ID	000000-00-0-40010-018-0006													
Cadastral ID	28-23-15-04270													
Property Type	REAL - Real Property													
Property Class	URP	VI Area 2												
Tax Area	31 - OOLOGAH OT/NW FIRE													
Name ID	333394													
ROACH, TRENTON & DOMINIQUE														
PO BOX 862 OOLOGAH OK 74053-0000														
Parcel Location														
Situs	00225 COOWEESCOOWEE													
Subdivision	OOLOGAH O T													
Lot/Block	0006 / 0018	Parcel Size 2 - Lots												
Sec/Twn/Rng	28 / 23 / 15 / 5													
Neighborhood	1200 - R-V02-SE OOLOGAH													
School District	S004 - OOLOGAH SCHOOLS													
Legal Description Lat/Long: 36.44699802 -95.71082733														
LOTS 5 & 6 BLOCK 18 OOLOGAH O T														
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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
H	Homestead	Yes	1,000	1,000	/	SANDERS, FRANK D & WANDA L	01/20/2021	176,500	YES					
H	Homestead	No	1,000		/	PEARSON, DARREL L TRUSTEE	12/26/2019	166,000	WG					
					922/456	WALKER, ROBERT LEE (MRS)	07/16/1993	56,000	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax						
Remove Cap	2022	Land Value	45,021	45,021	11%	4,952	Assessed	18,663	2,018.99					
Year Frozen	2005	Improvements	124,641	124,641		13,711	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-94.00					
TIF Project ID	0	Total Value	169,662	169,662		18,663	Total Taxable	17,663	1,925.00					
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660024045	ROACH, TRENTON & DOMINIQUE			31	165,445	1000	17,199	1,875.00					
2024	2024-660024045	ROACH, TRENTON & DOMINIQUE			31	165,870	1000	17,246	1,821.00					
2023	2023-660024045	ROACH, TRENTON & DOMINIQUE			31	176,500	1000	18,415	1,929.00					
2022	2022-660024045	ROACH, TRENTON & DOMINIQUE			31	178,350	1000	18,619	1,941.00					
2021	2021-660024045	ROACH, TRENTON & DOMINIQUE			31	118,885	0	13,077	1,363.00					
2020	2020-660024045	SANDERS, FRANK D & WANDA L			31	119,172	0	13,109	1,386.00					
2019	2019-660024045	PEARSON, DARREL L TRUSTEE			31	113,198	1000	5,844	621.00					
2018	2018-660024045	PEARSON, DARREL L TRUSTEE			31	118,078	1000	5,844	642.00					
2017	2017-660024045	PEARSON, DARREL L TRUSTEE			31	117,094	1000	5,845	678.00					
2016	2016-660024045	PEARSON, DARREL L TRUSTEE			31	114,016	1000	5,844	619.00					
2015	2015-660024045	PEARSON, DARREL L TRUSTEE			31	110,654	1000	5,844	585.00					
2014	2014-660024045	PEARSON, DARREL L TRUSTEE			31	112,766	1000	5,844	584.00					
2013	2013-660024045	PEARSON, DARREL L TRUSTEE			31	106,490	1000	5,844	565.00					



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Lot Data		Square-Foot - NBHD 1200 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.3463		
Topography			
Street Access			
Utilities			
Amenities	LAND QUAL.	0	
		0	
Method	Square-Foot		
Base Lot Value	15,083.00 x 2.98 = 45,021		
Factor Value			
Adjustments	1.0000		
Lot Value	45,021		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,527 / 1,527
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	480 Attached Garage - Finished
Remodel	
Year/Eff Age	1974 / 39

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	157,781	103.33	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	199,670 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	109.70	Total Misc Impr	+ 19,133
Roofing Adj	+ 4.39	Garage Cost	+ 16,646
Subfloor Adj	+ 1.15	Total RCN	= 239,695
Heat/Cool Adj	+ 11.47	Depreciation ( 48%)	- 115,054
Plumbing Adj	+ 6.83	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 124,641
Adj Base Cost	= 133.54	Lot Value	+ 45,021
Total Area	x 1,527	Indicated Value	= 169,662
Adjusted Cost	= 203,916	Value Per SqFt	111.11

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	124,641		
Lot Value	45,021		
Indicated Value	169,662	111.11	Per SqFt
Agland Value			
Site Improvements			
Total Value	169,662	111.11	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	59047	23x6		138	23.81		3,286
EPSW	ENCLOSED PORCH - SOLID WALL	59048	18x13		234	61.67		14,431
PATO	SLAB PORCH - OPEN	59049	5x3		15	10.86		163
PATO	SLAB PORCH - OPEN	147799	13x9		117	10.71		1,253



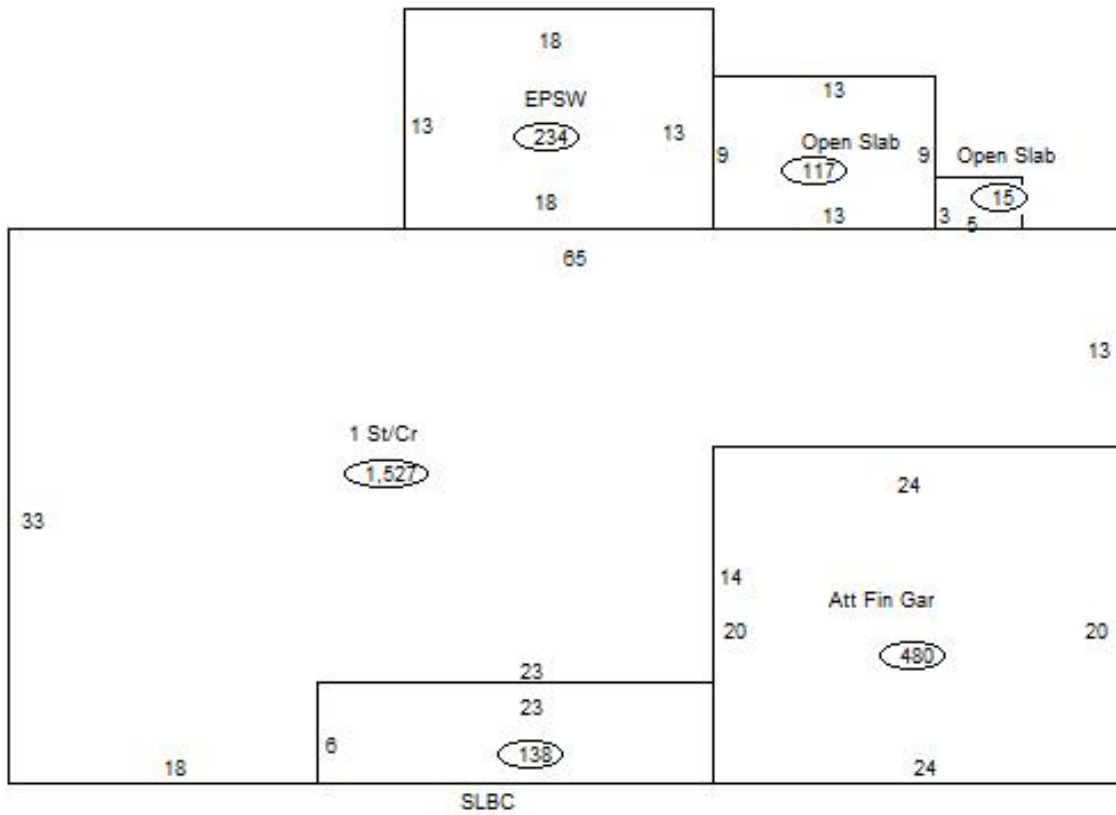
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Sketch Image

660024045



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,527	1.000	1,527
2	G	5		13	Att Fin Gar	480	1.000	480
3	M	PRCH		13	SLBC	138	1.000	138
4	M	EPSW		13	EPSW	234	1.000	234
5	M	PATO		13	Open Slab	15	1.000	15
6	M	PATO		13	Open Slab	117	1.000	117
<b>Total Building Area</b>						1,527		1,527