



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 660024220 Parcel ID 000000-00-0-40030-004-0001 Cadastral ID 28-23-15-06080 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 31 - OOLOGAH OT/NW FIRE Name ID 332657 KELLENBERGER, KENNETH R & BEVERLY D 676 S MAPLE ST OOLOGAH OK 74053-0000 Parcel Location Situs 00676 S MAPLE ST Subdivision BRUNSON II Lot/Block 0001 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 28 / 23 / 15 / 5 Neighborhood 1200 - R-V02-SE OOLOGAH School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\C\Users\CB\Pictures\2020-06-09\IMG_0005.JPG 6/9/2020</p>														
Legal Description Lot/Long: 36.43949279 -95.71000425																			
LOT 1 BLOCK 4 BRUNSON II					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	/	STRADER, JAMES C & TERESSA L	11/05/2020	76,000	YES										
					2451/395	STRADER, JAMES C & TERESSA L	01/24/2015	0	4										
					1043/888	ROBINSON, PATRICIA ANN	08/20/1996	59,500	Yes										
					914/256	CLARK, HUGH J	05/06/1993	47,000	Yes										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax										
Remove Cap	2021		Land Value 45,460	15,131	11%	1,664	Assessed	9,684	1,047.63										
Year Frozen	0		Improvements 105,757	72,909		8,020	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-95.00										
TIF Project ID	0		Total Value 151,217	88,040		9,684	Total Taxable	8,684	953.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660024220	KELLENBERGER, KENNETH R &			31	145,091	1000	8,403	923.00										
2024	2024-660024220	KELLENBERGER, KENNETH R &			31	122,387	1000	8,129	865.00										
2023	2023-660024220	KELLENBERGER, KENNETH R &			31	82,465	1000	7,863	832.00										
2022	2022-660024220	KELLENBERGER, KENNETH R &			31	79,679	1000	7,605	801.00										
2021	2021-660024220	KELLENBERGER, KENNETH R &			31	75,946	1000	7,354	781.00										
2020	2020-660024220	STRADER, JAMES C & TERESSA L			31	90,438	1000	8,948	961.00										
2019	2019-660024220	STRADER, JAMES C & TERESSA L			31	89,844	1000	8,883	936.00										
2018	2018-660024220	STRADER, JAMES C & TERESSA L			31	95,227	1000	9,475	1,031.00										
2017	2017-660024220	STRADER, JAMES C & TERESSA L			31	94,435	1000	9,244	1,064.00										
2016	2016-660024220	STRADER, JAMES C & TERESSA L			31	92,270	1000	8,945	940.00										
2015	2015-660024220	STRADER, JAMES C & TERESSA L			31	92,831	1000	8,655	860.00										
2014	2014-660024220	STRADER, JAMES C & TERESSA L			31	95,844	1000	8,374	831.00										
2013	2013-660024220	STRADER, JAMES C & TERESSA L			31	93,402	1000	8,101	778.00										



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Lot Data		Square-Foot - NBHD 1200 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.3866		
Topography			
Street Access			
Utilities			
Amenities	LAND QUAL.	0	
		0	
Method	Square-Foot		
Base Lot Value	16,841.00 x 2.70 = 45,460		
Factor Value			
Adjustments	1.0000		
Lot Value	45,460		



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Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,230 / 1,230
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,230
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 / 1.0
Basement Area	
Garage Type	440 Attached Garage - Finished
Remodel	
Year/Eff Age	1974 / 46

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	156,812 127.49 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	2
Indicated Value	88,260 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	84,931
Lot Value	45,460
Indicated Value	130,391 106.01 Per SqFt
Agland Value	
Site Improvements	20,826
Total Value	151,217 122.94 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	107.38	Total Misc Impr	+ 8,136
Roofing Adj	+ 5.34	Garage Cost	+ 15,646
Subfloor Adj	+ -1.15	Total RCN	= 180,705
Heat/Cool Adj	+ 11.47	Depreciation (53%)	- 95,774
Plumbing Adj	+ 4.54	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 84,931
Adj Base Cost	= 127.58	Lot Value	+ 45,460
Total Area	x 1,230	Indicated Value	= 130,391
Adjusted Cost	= 156,923	Value Per SqFt	106.01

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	59456	19x14		266	23.36		6,214
PRCH	SLAB PORCH - COVERED	59457	16x5		80	24.02		1,922



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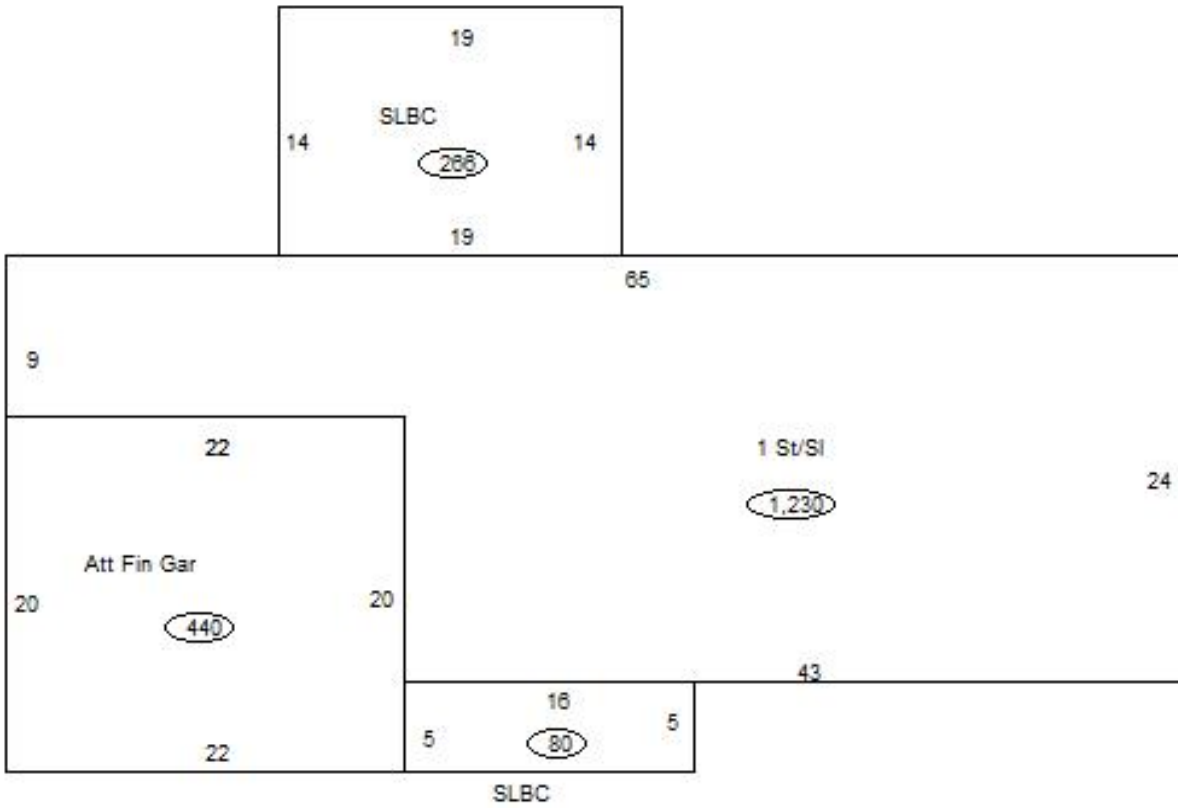
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,230	1.000	1,230
2	G	5		13	Att Fin Gar	440	1.000	440
3	M	PRCH		13	SLBC	266	1.000	266
4	M	PRCH		13	SLBC	80	1.000	80
Total Building Area						1,230		1,230



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x14x8	Plank	Formed Metal	140
	Qual	3	Cond 3	Year 2021	Eff Age 4	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (26.10 x 140)		3,654		3,654	3,654
	CPDT	Carport - Detached	14x56x10	Gravel	Formed Metal	784
	Qual	3	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD
	Base Cost (6.83 x 784)		5,355		5,355	1,660
	UTIL	SHOP BUILDING	20x40x12	Concrete	Formed Metal	800
	Qual	3	Cond 3	Year 2005	Eff Age 16	
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (33.99 x 800)		27,192		27,192	10,061