



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 660024420 Parcel ID 000000-00-0-45030-008-0018 Cadastral ID 28-24-15-01490 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 32 - TALALA OT/NW FIRE Name ID 276210 EMERT, KEITH M & YVONNE J PO BOX 152 TALALA OK 74080-0000 Parcel Location Situs 00204 S WILLOW ST Subdivision NORTHSIDE (TALALA) Lot/Block 0018 / 0008 Parcel Size 3 - Lots Sec/Twn/Rng 28 / 24 / 15 / 5 Neighborhood 1202 - R-V02-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\C\Users\CB\Pictures\2020-02-04\IMG_0050.JPG 2/4/2020</p>														
Legal Description Lat/Long: 36.53155958 -95.70508652																			
LOTS 16-17 & 18 BLOCK 8 NORTHSIDE (TALALA)					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	1273/717	EAST, LARRY &	02/28/2001	49,000	No										
					968/285	ENIX, GARLAND	09/11/1994	15,000	No										
					949/655	MITCHELL, DARRELL L &	02/25/1994	0	No										
					846/724			0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax										
Remove Cap	2002		Land Value 4,688	4,688	11%	516	Assessed	6,158	666.18										
Year Frozen	0		Improvements 52,971	51,286		5,642	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-94.00										
TIF Project ID	0		Total Value 57,659	55,974		6,158	Total Taxable	5,158	572.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660024420	EMERT, KEITH M & YVONNE J			32	54,344	1000	4,978	553.00										
2024	2024-660024420	EMERT, KEITH M & YVONNE J			32	56,887	1000	5,257	565.00										
2023	2023-660024420	EMERT, KEITH M & YVONNE J			32	56,882	1000	5,257	561.00										
2022	2022-660024420	EMERT, KEITH M & YVONNE J			32	57,442	1000	5,319	564.00										
2021	2021-660024420	EMERT, KEITH M & YVONNE J			32	58,195	1000	5,136	549.00										
2020	2020-660024420	EMERT, KEITH M & YVONNE J			32	54,360	0	5,958	624.00										
2019	2019-660024420	EMERT, KEITH M & YVONNE J			32	51,581	0	5,674	582.00										
2018	2018-660024420	EMERT, KEITH M & YVONNE J			32	54,465	0	5,991	636.00										
2017	2017-660024420	EMERT, KEITH M & YVONNE J			32	53,993	0	5,939	675.00										
2016	2016-660024420	EMERT, KEITH M & YVONNE J			32	51,995	0	5,719	586.00										
2015	2015-660024420	EMERT, KEITH M & YVONNE J			32	50,718	0	5,579	547.00										
2014	2014-660024420	EMERT, KEITH M & YVONNE J			32	51,186	0	5,442	532.00										
2013	2013-660024420	EMERT, KEITH M & YVONNE J			32	50,627	0	5,183	491.00										



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Lot Data		Square-Foot - NBHD 1202 #1	
Lot Size			
Lot Count			
Units Buildable	9375		
Non-Ag Acres	0.2152		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	9,376.00 x .50 = 4,688		
Factor Value			
Adjustments	1.0000		
Lot Value	4,688		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,160 / 1,160
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	10 Plastic Tile
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 65

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	59,593 51.37 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	44,953
Lot Value	4,688
Indicated Value	49,641 42.79 Per SqFt
Agland Value	
Site Improvements	8,018
Total Value	57,659 49.71 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	93.27	Total Misc Impr	+ 0
Roofing Adj	+ 5.22	Garage Cost	+ 0
Subfloor Adj	+ 2.48	Total RCN	= 123,018
Heat/Cool Adj	+ 0.76	Depreciation (71%)	- 87,343
Plumbing Adj	+ 4.32	Lump Sums	+ 9,278
Basement Adj	+ 0.00	RCNLD	= 44,953
Adj Base Cost	= 106.05	Lot Value	+ 4,688
Total Area	x 1,160	Indicated Value	= 49,641
Adjusted Cost	= 123,018	Value Per SqFt	42.79

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	59734	20x8		160	37.54		6,006
WODO	WOOD DECK - OPEN	59735	360		360	15.15	40%	3,272



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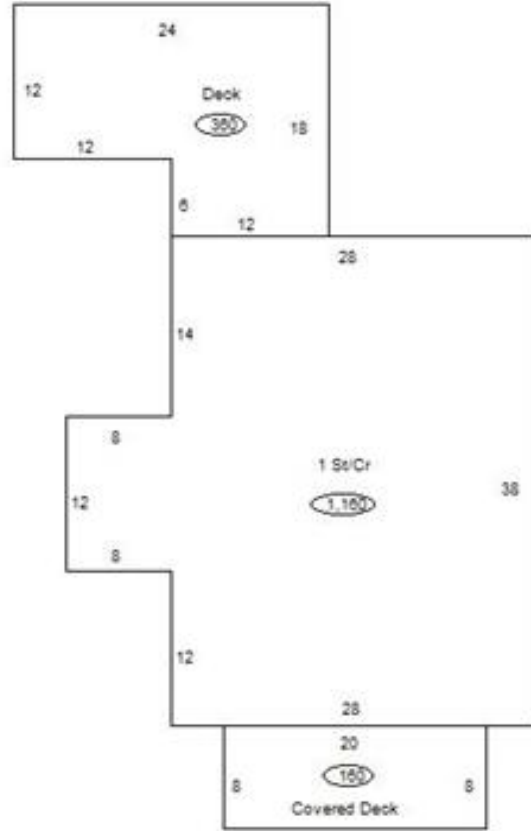
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,160	1.000	1,160
2	M	WODC		13	WODC	160	1.000	160
3	M	WODO		13	WODO	360	1.000	360
Total Building Area						1,160		1,160



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LF	LOAFING SHED	10x12x0			120
	Qual 3	Cond 3	Year	206	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (4.26 x 120)	511		511		511
	UTIL	SHOP BUILDING	0x0x0			320
	Qual 2	Cond 3	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD
	Base Cost (31.28 x 320)	10,010		10,010	2,503	7,507