



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	660024942								
Parcel ID	21N17E-29-3-00000-000-0000								
Cadastral ID	29-21-17-00700								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	3						
Tax Area	5 - JUSTUS RURAL/NO FIRE								
Name ID	53134								
SELF, GARY F & ELOISE R									
17099 E 520 INOLA OK 74036-0000									
Parcel Location									
Situs	17099 E 520 RD								
Subdivision									
Lot/Block	/	Parcel Size	100 - Acres						
Sec/Twn/Rng	29 / 21 / 17 / 3								
Neighborhood	2117 - UNPLATTED								
School District	S009 - JUSTUS-TIAWAH SCHOOLS								
Legal Description	Lat/Long: 36.27001036 -95.52319218				Building Permits Number Description Opened Closed Amount				
SW NW & NW SW & W2 SW SW.									
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
HV	Veteran	Yes	999,999	22,556					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax	
Remove Cap	0	Land Value	12,704	12,704	11%	1,397	Assessed	22,556	1,873.28
Year Frozen	0	Improvements	233,320	192,352		21,159	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	22,556	-1,873.00
TIF Project ID	0	Total Value	246,024	205,056		22,556	Total Taxable	0	0.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660024942	SELF, GARY F & ELOISE R			5	214,417	21899		.00
2024	2024-660024942	SELF, GARY F & ELOISE R			5	199,770	21261		.00
2023	2023-660024942	SELF, GARY F & ELOISE R			5	193,762	20642		.00
2022	2022-660024942	SELF, GARY F & ELOISE R			5	182,192	20041		.00
2021	2021-660024942	SELF, GARY F & ELOISE R			5	191,594	21075		.00
2020	2020-660024942	SELF, GARY F & ELOISE R			5	190,255	20493		.00
2019	2019-660024942	SELF, GARY F & ELOISE R			5	180,876	19896		.00
2018	2018-660024942	SELF, GARY F & ELOISE R			5	187,838	20662		.00
2017	2017-660024942	SELF, GARY F & ELOISE R			5	186,295	20196		.00
2016	2016-660024942	SELF, GARY F & ELOISE R			5	181,596	19607		.00
2015	2015-660024942	SELF, GARY F & ELOISE R			5	177,347	19036		.00
2014	2014-660024942	SELF, GARY F & ELOISE R			5	178,917	18482		.00
2013	2013-660024942	SELF, GARY F & ELOISE R			5	166,946	1000	16,944	1,476.00



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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		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Rustic Log
Base/Total Area	1,352 / 2,160
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	12 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	520 Carport - Gable Roof 2 Stalls
Remodel	
Year/Eff Age	1992 / 26



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	83.93	Total Misc Impr	+ 24,283	Roofing Adj	+ 3.19	Garage Cost	+ 4,212
Subfloor Adj	+ 0.72	Total RCN	= 258,297	Heat/Cool Adj	+ 11.47	Depreciation (35%)	- 90,404
Plumbing Adj	+ 7.08	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 167,893
Adj Base Cost	= 106.39	Lot Value	+ 167,893	Total Area	x 2,160	Indicated Value	= 167,893
Adjusted Cost	= 229,802	Value Per SqFt	77.73				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	167,893		
Lot Value			
Indicated Value	167,893	77.73	Per SqFt
Agland Value	12,704		
Site Improvements	41,803		
Total Value	390,293	180.69	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	61292	52x7		364	23.13		8,419
PRCH	SLAB PORCH - COVERED	61293	231		231	23.47		5,422
PRCH	SLAB PORCH - COVERED	61294	455		455	22.95		10,442



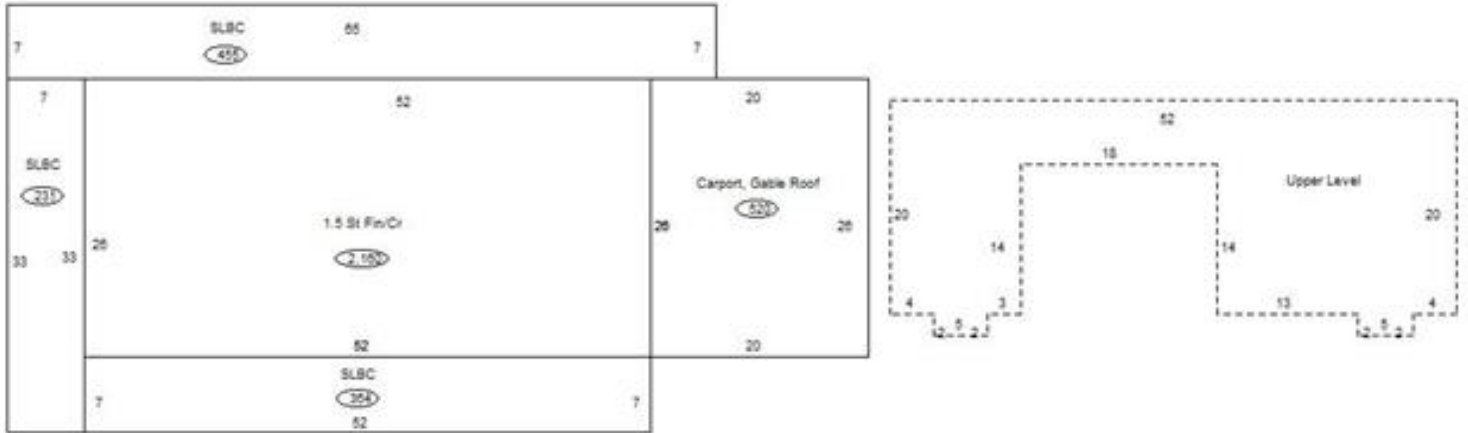
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	1,352	1.598	2,160
2	M	PRCH		13	SLBC	364	1.000	364
3	M	PRCH		13	SLBC	231	1.000	231
4	M	PRCH		13	SLBC	455	1.000	455
5	G	3		13	Carport, Gable Roof	520	1.000	520
6	U	^UL	Overhang	13	Upper Level	808	1.000	808
Total Building Area						1,352		2,160



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x12x8	Plank	Formed Metal	120
	Qual	3	Cond 3	Year 2012	Eff Age 11	
	Valuation Summary		Modifier Total	RCN	Depr (44% Phys/ % Func)	
	Base Cost (25.97 x 120)		3,116	3,116	1,371	1,745
	UTIL	Utility Building	44x30x10	Concrete	Formed Metal	1,320
	Qual	2	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	
	Base Cost (28.94 x 1,320)		38,201	38,201	9,550	28,651
	GZBO	Gazebo	10x10x8	Plank	Formed Metal	100
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (54% Phys/ % Func)	
	Base Cost (34.84 x 100)		3,484	3,484	1,881	1,603
	EQSL	Equipment Shelter	14x30x18	Dirt	Formed Metal	420
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	
	Base Cost (26.41 x 420)		11,092	11,092	2,773	8,319
	LNT0	Lean To - Attached	18x18x8	Gravel	Formed Metal	324
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (52% Phys/ % Func)	
	Base Cost (9.55 x 324)		3,094	3,094	1,609	1,485



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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Units-Buildable Base Lot Value Factor Value Adjustments Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	1 - Low
Quality	1 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	784 / 784
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	/ 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1935 / 127

D:\Appraisers\JAYSON\JAYSON RESIDENTIAL VI\2021-6-17\IMG 6/17/2021

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	25,837	32.96	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	88.54	Total Misc Impr	+	2,526	
Roofing Adj	+ 4.20	Garage Cost	+		
Subfloor Adj	+ 2.65	Total RCN	=	82,478	
Heat/Cool Adj	+ 0.70	Depreciation (90%)	-	74,230	
Plumbing Adj	+ 5.89	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	8,248	
Adj Base Cost	= 101.98	Lot Value	+		
Total Area	x 784	Indicated Value	=	8,248	
Adjusted Cost	= 79,952	Value Per SqFt		10.52	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	8,248		
Lot Value			
Indicated Value	8,248	10.52	Per SqFt
Agland Value			
Site Improvements	15,376		
Total Value	23,624	30.13	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	118204	28x5		140	18.04		2,526



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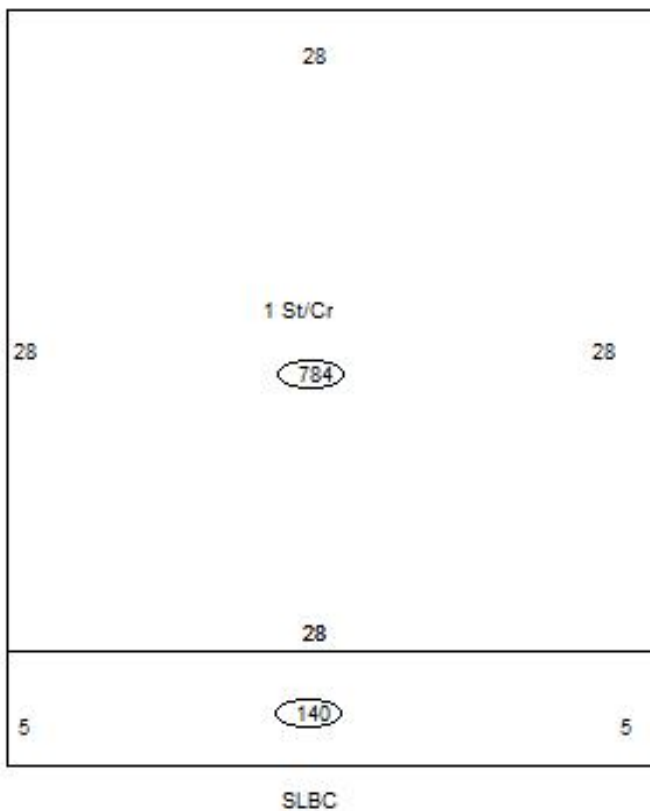
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Sketch Image

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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	784	1.000	784
2	M	PRCH		10	SLBC	140	1.000	140
Total Building Area						784		784



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	HAYS	Hay Shed Open Sides	50x56x14	Dirt	Galvanized Metal	2,800
	Qual 3	Cond 3	Year 1980	Eff Age 35		
	Valuation Summary		Modifier Total	RCN	Depr (74% Phys/ % Func)	RCNLD
	Base Cost (7.38 x 2,800) 20,664			20,664	15,291	5,373
	BNGP	Barn - General Purpose	34x34x8	Base	Galvanized Metal	1,156
	Qual 3	Cond 3	Year 1980	Eff Age 35		
	Valuation Summary		Modifier Total	RCN	Depr (61% Phys/ % Func)	RCNLD
	Base Cost (19.98 x 1,156) 23,097			23,097	14,089	9,008
	SHDS	Shed - Small	14x20x8	Base		280
	Qual 2	Cond 3	Year 1980	Eff Age 35		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
	Base Cost (17.77 x 280) 4,976			4,976	3,981	995



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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	NTV PST	51			38.560	122	122	4,720	4,720
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			16.802	54	54	907	907
CO	COLLINSVILLE STONY LOAM	NTV PST	22			5.911	53	53	312	312
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			6.196	168	168	1,041	1,041
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			29.813	192	192	5,724	5,724
W	WATER	TMBR	0			2.718	0	0	0	0
TMBR Totals						100.000			12,704	12,704
Total Agland						100.000			12,704	12,704