



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:45:51
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Assessment Data					Primary Image																																																																																																																				
Account 660025315 Parcel ID 000000-00-0-20010-022-0006 Cadastral ID 30-20-15-02980 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 335772 GALPIN, MICHAEL EDWIN & JACQUELYN K 119 CHEROKEE ST CATOOSA OK 74015-0000 Parcel Location Situs 00119 S CHEROKEE ST Subdivision CATOOSA O T Lot/Block 0006 / 0022 Parcel Size 1.5 - Lots Sec/Twn/Rng 30 / 20 / 15 / 5 Neighborhood 1184 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS					<p>660025315_001.JPG 12/7/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.18772350 -95.74659467 LOT 2 & N2 LOT 3 BLOCK 22 CATOOSA O T																																																																																																																									
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Lot Data		Square-Foot - NBHD 1184 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.5166							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	22,502.00 x 2.94 = 66,134							
Factor Value								
Adjustments	1.0000							
Lot Value	66,134							
Residential Data				660025315_001.JPG 12/7/2025				
Type	1 Single Family Residence			GRM Approach				
Condition	3 - Average			GRM Code				
Quality	4 - Good			Gross Rent 0.00				
Architecture	TRAD TRADITIONAL			Indicated Value				
Style	100% One Story			Multiple Regression				
Exterior Wall	85% Frame, Siding, Vinyl 15% Veneer, Masonry			MRA Code 1 Test				
Base/Total Area	1,404 / 1,404			Adusted R 0.8445				
Style	100% One Story			Indicated Value 162,954 116.06 Per SqFt				
HVAC	100% Wall Furnace			Direct Comparables				
Roof Cover	1 Composition Shingle			Selection Model A Adam Test				
Area on Slab	0			Adjustment Model 1 2022 Residential				
Fixture/RghIn	4 /			Comparables 3				
Bed/F/H Bath	2 / 1.0 /			Indicated Value 116,380 Per SqFt				
Basement Area				Value Reconciliation				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements 81,939				
Year/Eff Age	1962 / 48			Lot Value 66,134				
Cost Approach		Manual : 01/2025		Indicated Value 148,073 105.47 Per SqFt				
Base Cost	110.25	Total Misc Impr	+ 1,323	Agland Value				
Roofing Adj	+ 6.13	Garage Cost	+ 0	Site Improvements 14,098				
Subfloor Adj	+ 0.00	Total RCN	= 174,338	Total Value 162,171 115.51 Total Value Per SqFt				
Heat/Cool Adj	+ 1.20	Depreciation (53%)	- 92,399					
Plumbing Adj	+ 5.65	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 81,939					
Adj Base Cost	= 123.23	Lot Value	+ 66,134					
Total Area	x 1,404	Indicated Value	= 148,073					
Adjusted Cost	= 173,015	Value Per SqFt	105.47					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	61940	8x5		40	33.07		1,323



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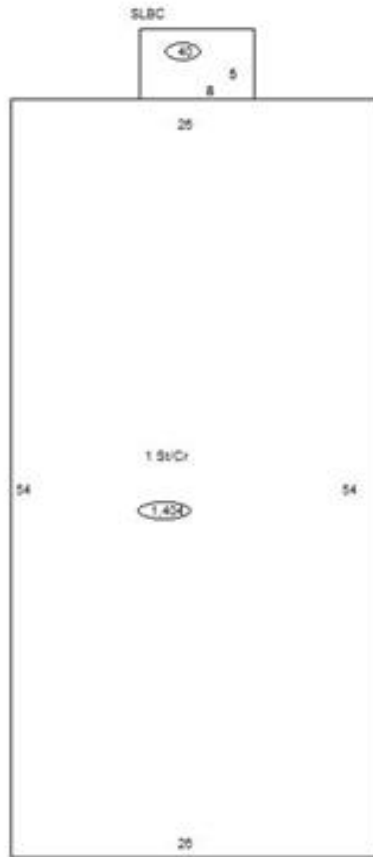
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Sketch Image

660025315



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,404	1.000	1,404
2	M	PRCH		10	SLBC	40	1.000	40
Total Building Area						1,404		1,404



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Shed - Small	10x16x8	Plank	Formed Metal	160	
	Qual	2	Cond 3	Year 2021	Eff Age 4		
		Valuation Summary		Modifier Total	RCN	Depr (19% Phys/ % Func)	RCNLD
		Base Cost (20.24 x 160)	3,238		3,238	615	2,623
	PCPT	Carport - Portable - NCV	15x10x8	Gravel	Formed Metal	150	
	Qual	2	Cond 2	Year 2010	Eff Age 16		
		Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (3.74 x 150)	561		561	561	
	UTIL	Utility Building	25x20x8	Concrete	Formed Metal	500	
	Qual	2	Cond 3	Year 2010	Eff Age 12		
		Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD
		Base Cost (30.60 x 500)	15,300		15,300	3,825	11,475