




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:46:39
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Assessment Data					Primary Image																																																																																																																				
Account 660025365 Parcel ID 000000-00-0-20010-029-0011 Cadastral ID 30-20-15-03470 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 341602 SLEEPER, AUSTIN C & VELMA M CAMPBELL 202 S ASH ST CATOOSA OK 74015-0000 Parcel Location Situs 00202 S ASH ST Subdivision CATOOSA O T Lot/Block 0011 / 0029 Parcel Size .5 - Lots Sec/Twn/Rng 30 / 20 / 15 / 5 Neighborhood 1184 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS					 <p>660025365_001.JPG 12/8/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.18672064 -95.74759896 N 64' LOT 11 BLOCK 29 CATOOSA O T																																																																																																																									
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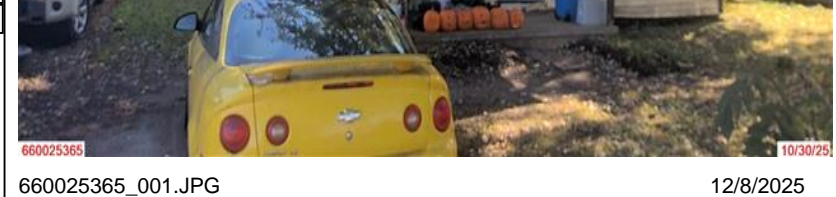
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Lot Data	Square-Foot - NBHD 1184 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.2645 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 11,521.00 x 3.00 = 34,563 Factor Value Adjustments 1.0000 Lot Value 34,563		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Vinyl
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	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1953 / 55



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	64,433	82.18	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	145,340		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	117.51	Total Misc Impr	+	1,922			
Roofing Adj	+ 5.60	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	105,324			
Heat/Cool Adj	+ 0.93	Depreciation (59%)	-	62,141			
Plumbing Adj	+ 7.85	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	43,183			
Adj Base Cost	= 131.89	Lot Value	+	34,563			
Total Area	x 784	Indicated Value	=	77,746			
Adjusted Cost	= 103,402	Value Per SqFt		99.17			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	43,183		
Lot Value	34,563		
Indicated Value	77,746	99.17	Per SqFt
Agland Value			
Site Improvements	2,676		
Total Value	80,422	102.58	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	62025	12x6		72	26.70		1,922



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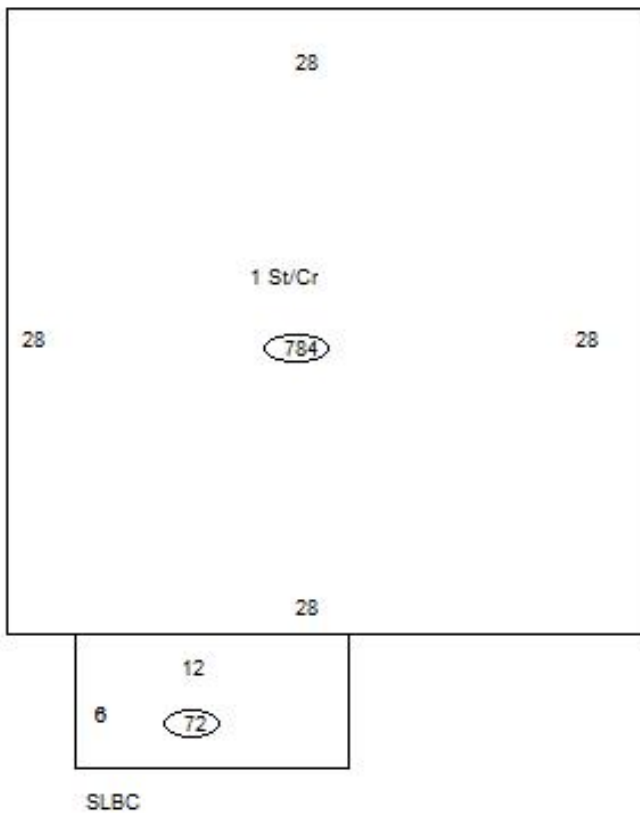
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Sketch Image

660025365



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	72	1.000	72
Total Building Area						784		784



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Shed - Small - NCV	12x14x8	Plank	Formed Metal	168	
	Qual	2	Cond 1	Year 2010	Eff Age 22		
		Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (20.09 x 168)	3,375		3,375	3,375	
	SHDS	Shed - Small	40x30x10	Dirt	Formed Metal	1,200	
	Qual	2	Cond 2	Year 1980	Eff Age 46		
		Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
		Base Cost (11.15 x 1,200)	13,380		13,380	10,704	2,676