



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 660026916 Parcel ID 20N16E-31-4-00000-000-0000 Cadastral ID 31-20-16-02700 Property Type REAL - Real Property Property Class RC VI Area 3 Tax Area 22 - CATOOSA / FAIR OAKS FD Name ID 149914 POWERS, J W 30001 E ADMIRAL PL CATOOSA OK 74015-0000 Parcel Location Situs 10707 E 590 RD Subdivision Lot/Block / Parcel Size 1.05 - Acres Sec/Twn/Rng 31 / 20 / 16 / 4 Neighborhood 5001 - TASC 2016 School District S002 - CATOOSA SCHOOLS					<p>660026916_001.JPG 11/13/25</p>									
Legal Description Lat/Long: 36.16278806 -95.64255685														
Legal Description W 272' E 485' S 250' OF SE SW SE & SE SW SE LESS PT HY & BEG: PT S/L SW SE 485' W SE/C; W ALG S/L 339.98'; N 558.16' TO PT S PROP/L HY,N 88-35-12 E 825.24' S ALG L 327.70', W PAR WITH S/L 485', S PAR E/L SW SE 250', TO POB, LESS TR BEG: PT S BOUND LINE HWY 33, WHICH IS 82					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>S22</td> <td>SPLIT</td> <td>05/2022</td> <td>09/2022</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount
Number	Description	Opened	Closed	Amount										
S22	SPLIT	05/2022	09/2022											
Exemptions					Sale History									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
Parcel Valuation														
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	99.860	Current Tax					
Remove Cap	0	Land Value	55,539	39,949	11%	4,394	Assessed	13,407	1,338.82					
Year Frozen	0	Improvements	96,658	81,933		9,013	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	152,197	121,882		13,407	Total Taxable	13,407	1,339.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660026916	POWERS, J W	22	170,527	0	12,769	1,275.00							
2024	2024-660026916	POWERS, J W	22	129,856	0	12,161	1,185.00							
2023	2023-660026916	POWERS, J W	22	185,929	0	11,581	1,086.00							
2022	2022-660026916	POWERS, J W	22	186,127	0	11,030	1,037.00							
2021	2021-660026916	POWERS, J W	22	285,207	0	18,896	1,794.00							
2020	2020-660026916	POWERS, J W	22	285,207	0	17,997	1,718.00							
2019	2019-660026916	POWERS, J W	22	285,207	0	17,139	1,655.00							
2018	2018-660026916	POWERS, J W	22	309,039	0	16,324	1,567.00							
2017	2017-660026916	POWERS, J W	22	356,883	0	15,547	1,513.00							
2016	2016-660026916	POWERS, J W	22	356,883	0	14,806	1,421.00							
2015	2015-660026916	POWERS, J W	22	331,576	0	14,101	1,359.00							
2014	2014-660026916	POWERS, J W	22	331,576	0	13,430	1,309.00							
2013	2013-660026916	POWERS, J W	20	116,273	0	12,790	1,145.00							



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Lot Data		Primary Image	
Lot Size	0 x 0		
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	0		
	0		
Value Model	1835 COMM		
Value Method	Square-Foot		
Base Lot Value	45,738.00 x 1.21 = 55,539		
Factor Value	0		
Adjustments			
Lot Value	55,539		
Cost Approach		Image Information	
Manual Date	01/2025	Image ID	1133056
Total Building Area	17,312	Image Date	1/13/2026
Total Base Value	535,656	Name	001.JPG
Modifier Value		Description	660026916_001.JPG
Misc Improvements			
Replacement Cost New	535,656		
Phys/Func Depreciation Loss	()		
RCN Less Phys/Func	96,658		
Economic Depreciation			
RCNLD (All Sources)	96,658		
Depreciated Improvements			
Outbuilding Value			
Total Improvement Value	96,658		
Land Value	55,539		
Cost Approach Value	152,197	8.79/SqFt	
Income Approach		Value Reconciliation	
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach
Vacancy & Collection Loss		Total Improvement Value	
Miscellaneous Income		Land Value	55,539
Effective Gross Income (EGI)		Total Appraised Value	152,197 8.79/SqFt
Total Expenses			
Net Operating Income (NOI)			
Income Capitalization Rate			
Indicated Value	0.00		



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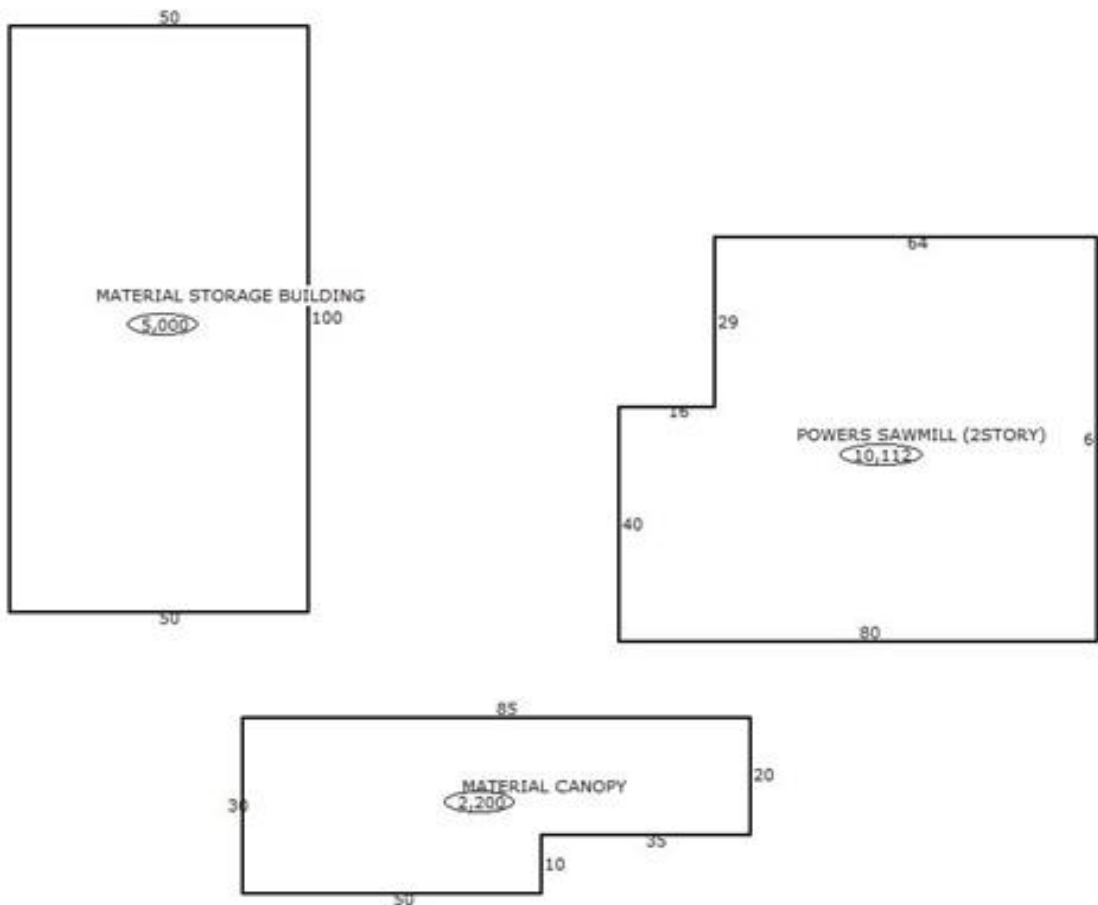
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Sketch Image

660026916



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	406		20	POWERS SAWMILL (2STORY)	5,056	2.000	10,112
2	C	391		20	MATERIAL STORAGE BUILDING	5,000	1.000	5,000
3	C	473		20	MATERIAL CANOPY	2,200	1.000	2,200
Total Building Area						12,256		17,312



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Account 660026916
Parcel ID 20N16E-31-4-00000-000-0000
Cadastral ID 31-20-16-02700

Tax Area Code 22
Property Class RC
Owners Name POWERS, J W

Building Data

Building ID 3092
Building Sequence 1
Occupancy 1 406 Storage Warehouse 100%
Occupancy 2
Occupancy 3
Total Floor Area 10,112
Average Perimeter 298
Number Of Storys 2.00
Average Wall Ht 12.00
Year Built 1990
Effective Age 31
Construction Class 7 - Pre-Engineered Steel Frame
Quality 1 - Low
Condition 1 - Low
Exterior Wall 88 - Stud Metal Siding
Heating/Cooling 15 - No HVAC
Roof Type Gable
Roof Cover Metal

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image



Image Information

Image Name COMREVAL13 4-1-13 065.JPG
Image Date 4/1/2013
Image Name COMREVAL13 4-1-13 065.JPG
Description \\tsclient\C\Users\TD\Pictures\2013-04-01 COMREVAL13 4-1-13\COMREVAL13 4-1-13 065.JPG

Cost Calculations

Appraisal Zone 3
Zone Description
Base Cost 28.27
Wall Cost 12.30
HVAC Cost 0.00
Basement Cost 0.00
Total Base Cost 40.57
Total Area 10,112
Base RCN 410,244
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 410,244
Physical Depreciation 74%
Functional Depreciation 30%
Total Depreciation 82% (336,400)
Total RCNLD 73,844
Lump Sums
Total Building Value 73,844 \$ 7.30 Per SqFt



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Account 660026916
Parcel ID 20N16E-31-4-00000-000-0000
Cadastral ID 31-20-16-02700

Tax Area Code 22
Property Class RC
Owners Name POWERS, J W

Building Data

Building ID 3093
Building Sequence 2
Occupancy 1 391 Material Storage Building 100%
Occupancy 2
Occupancy 3
Total Floor Area 5,000
Average Perimeter 300
Number Of Storys 1.00
Average Wall Ht 25.00
Year Built 1994
Effective Age 21
Construction Class 2 - Heavier Wood or Steel Stud Frame
Quality 2 - Fair
Condition 2 - Fair
Exterior Wall 88 - Stud Metal Siding
Heating/Cooling 15 - No HVAC
Roof Type Gable
Roof Cover Metal

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image



Image Information

Image Name COMREVAL13 4-1-13 067.JPG
Image Date 4/1/2013
Image Name COMREVAL13 4-1-13 067.JPG
Description \\tsclient\C\Users\TD\Pictures\2013-04-01 COMREVAL13 4-1-13\COMREVAL13 4-1-13 067.JPG

Cost Calculations

Appraisal Zone 3
Zone Description
Base Cost 19.96
Wall Cost 2.72
HVAC Cost 0.00
Basement Cost 0.00
Total Base Cost 22.68
Total Area 5,000
Base RCN 113,400
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 113,400
Physical Depreciation 80%
Functional Depreciation 10%
Total Depreciation 82% (92,988)
Total RCNLD 20,412
Lump Sums
Total Building Value 20,412 \$ 4.08 Per SqFt



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Account 660026916
Parcel ID 20N16E-31-4-00000-000-0000
Cadastral ID 31-20-16-02700

Tax Area Code 22
Property Class RC
Owners Name POWERS, J W

Building Data

Building ID 3094
Building Sequence 3
Occupancy 1 565 Farm Utility Shelter 100%
Occupancy 2
Occupancy 3
Total Floor Area 2,200
Average Perimeter 230
Number Of Storys 1.00
Average Wall Ht 15.00
Year Built 1994
Effective Age 21
Construction Class 2 - Heavier Wood or Steel Stud Frame
Quality 2 - Fair
Condition 2 - Fair
Exterior Wall 88 - Stud Metal Siding
Heating/Cooling 15 - No HVAC
Roof Type Gable
Roof Cover Metal

Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image



Image Information

Image Name COMREVAL13 4-1-13 068.JPG
Image Date 4/1/2013
Image Name COMREVAL13 4-1-13 068.JPG
Description \\tsclient\C\Users\TD\Pictures\2013-04-01 COMREVAL13 4-1-13\COMREVAL13 4-1-13 068.JPG

Cost Calculations

Appraisal Zone 3
Zone Description
Base Cost 4.09
Wall Cost 1.37
HVAC Cost 0.00
Basement Cost 0.00
Total Base Cost 5.46
Total Area 2,200
Base RCN 12,012
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 12,012
Physical Depreciation 80%
Functional Depreciation
Total Depreciation 80% (9,610)
Total RCNLD 2,402
Lump Sums
Total Building Value 2,402 \$ 1.09 Per SqFt