



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:39:53
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660027526 Parcel ID 23N17E-31-4-00000-000-0000 Cadastral ID 31-23-17-03100 Property Type REAL - Real Property Property Class UC VI Area 2 Tax Area 33 - FOYIL OT/FOYIL FIRE Name ID 336773 FOYIL PROPERTIES LLC 12444 NW 10TH ST STE 202 UNIT 187 YUKON OK 73099-0000																																																																																																																									
Parcel Location Situs 12754 S 4200 RD Subdivision Lot/Block / Parcel Size 6.26 - Acres Sec/Twn/Rng 31 / 23 / 17 / 4 Neighborhood 5001 - TASC 2016 School District S007 - FOYIL SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.42668298 -95.52619165 BEG 330.44' N SE/C NE SE SE; N 586.83' TO OLD HWY 66 ROW; SWLY ALG RW 745.54'; S 239.65' E 660.01' TO POB					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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data	Primary Image
<p>Lot Size 0 x 0</p> <p>Lot Count 0</p> <p>Units Buildable 22523</p> <p>Non-Ag Acres 6.827</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities 0</p> <p style="text-align: right;">0</p> <p>Value Model 1835 COMM</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 297,371.00 x .48 = 141,861</p> <p>Factor Value 0</p> <p>Adjustments 84.59%</p> <p>Lot Value 120,000</p>	
Cost Approach	
<p>Manual Date 01/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 120,000</p> <p>Cost Approach Value 120,000</p>	<p>Image Information</p> <p>Image ID 940088</p> <p>Image Date 9/18/2020</p> <p>Name IMG_0047.JPG</p> <p>Description REVAL 2021</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 120,000</p> <p>Total Appraised Value 120,000</p>