



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 08:19:20
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660027698 Parcel ID 20N16E-32-4-00000-000-0000 Cadastral ID 32-20-16-00700 Property Type REAL - Real Property Property Class RC VI Area 3 Tax Area 22 - CATOOSA / FAIR OAKS FD Name ID 304415 DOLESE BROS CO 8300 NORTH OKLAHOMA AVENUE OKLAHOMA CITY OK 73114-0000																																																																																																																									
Parcel Location Situs 31275 E ADMIRAL PL Subdivision Lot/Block / Parcel Size 11.27 - Acres Sec/Twn/Rng 32 / 20 / 16 / 4 Neighborhood 5001 - TASC 2016 School District S002 - CATOOSA SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.16367887 -95.62582653					Building Permits																																																																																																																				
TR IN SW SE SEC 32; COMM SW/C SW SE; N01-34-52W ALG W/L SW SE 170' TO POB; N01-34-52W 436.53'; N84-30-59E 634.30'; S80-05-00E 194' TO PT SLY ROW HWY 412; ALG SLY ROW 2 COURSES: CONT S80-05-00E 316.19'; N88-36-15E 197.65' TO PT ON E/L SW SE; S01-31 44E ALG E/L 298.98';					<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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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 Time 08:19:20
 Page 2

Lot Data		Primary Image	
Lot Size	0 x 0		
Lot Count	0		
Units Buildable	11.27		
Non-Ag Acres	11.277		
Topography			
Street Access			
Utilities			
Amenities	0		
	0		
Value Model	1835 COMM		
Value Method	Square-Foot		
Base Lot Value	491,236.00 x .39 = 190,327		
Factor Value	0		
Adjustments			
Lot Value	190,327		
Cost Approach		Image Information	
Manual Date	01/2025	Image ID	807797
Total Building Area	6,836	Image Date	2/3/2016
Total Base Value	418,124	Name	660027698.JPG
Modifier Value		Description	
Misc Improvements			
Replacement Cost New	418,124		
Phys/Func Depreciation Loss	()		
RCN Less Phys/Func	365,231		
Economic Depreciation			
RCNLD (All Sources)	365,231		
Depreciated Improvements			
Outbuilding Value			
Total Improvement Value	365,231		
Land Value	190,327		
Cost Approach Value	555,558 81.27/SqFt		
Income Approach		Value Reconciliation	
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach
Vacancy & Collection Loss		Total Improvement Value	
Miscellaneous Income		Land Value	190,327
Effective Gross Income (EGI)		Total Appraised Value	555,558 81.27/SqFt
Total Expenses			
Net Operating Income (NOI)			
Income Capitalization Rate			
Indicated Value	0.00		



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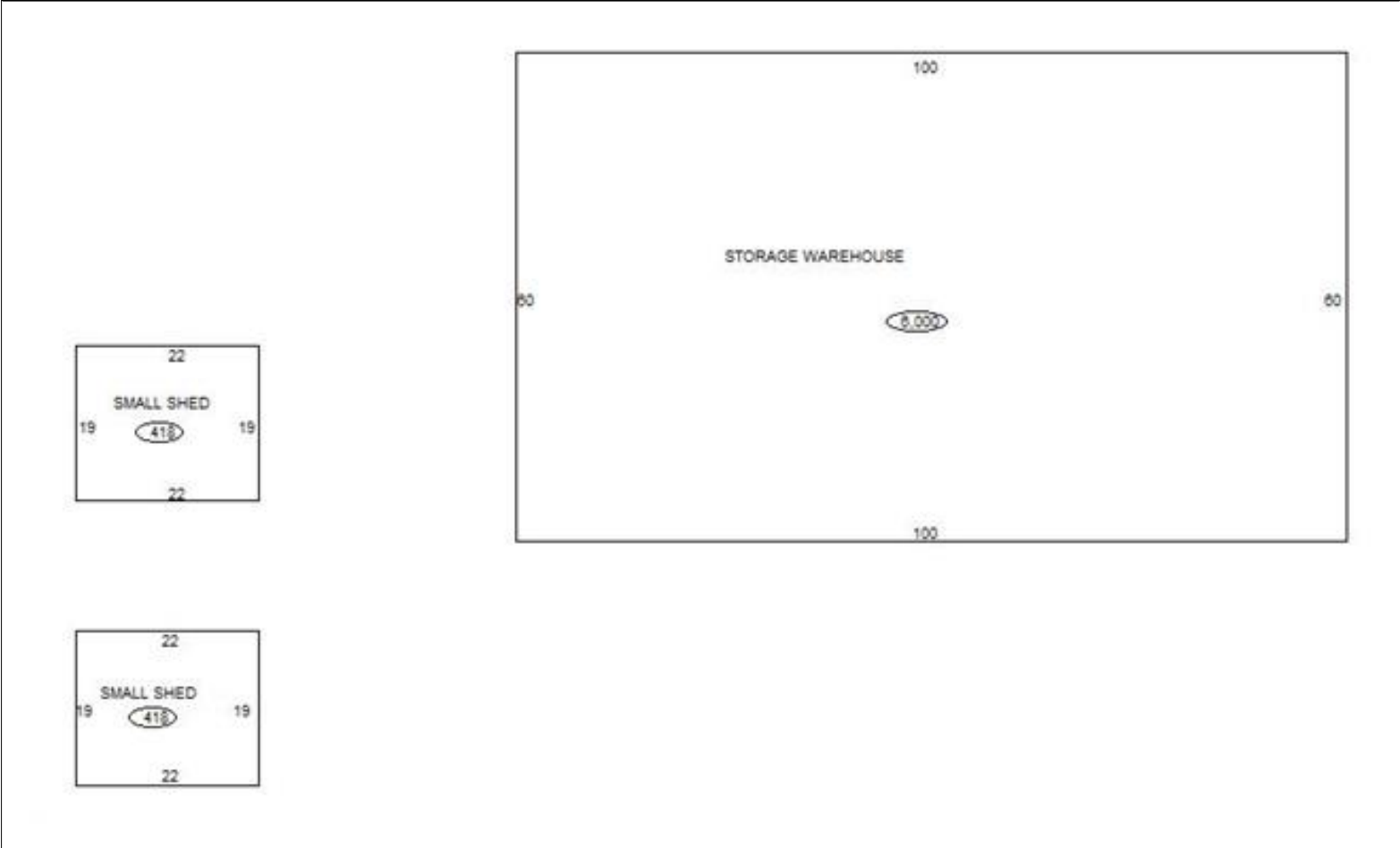
Date 04/18/2026

Time 08:19:20

Page 3

Sketch Image

660027698



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	406		20	STORAGE WAREHOUSE	6,000	1.000	6,000
2	C	456		20	SMALL SHED	418	1.000	418
3	C	456		20	SMALL SHED	418	1.000	418
Total Building Area						6,836		6,836



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Page 4

Account 660027698
Parcel ID 20N16E-32-4-00000-000-0000
Cadastral ID 32-20-16-00700

Tax Area Code 22
Property Class RC
Owners Name DOLESE BROS CO

Building Data

Building ID 3090
Building Sequence 1
Occupancy 1 456 Tool Shed 100%
Occupancy 2
Occupancy 3
Total Floor Area 418
Average Perimeter 82
Number Of Storys 1.00
Average Wall Ht 8.00
Year Built 1985
Effective Age 21
Construction Class 2 - Heavier Wood or Steel Stud Frame
Quality 3 - Average
Condition 3 - Average
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
Image Date
Image Name
Description

Cost Calculations

Appraisal Zone 3
Zone Description
Base Cost 21.01
Wall Cost 2.87
HVAC Cost 0.00
Basement Cost 0.00
Total Base Cost 23.88
Total Area 418
Base RCN 9,982
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 9,982
Physical Depreciation 80%
Functional Depreciation
Total Depreciation 80% (7,986)
Total RCNLD 1,996
Lump Sums
Total Building Value 1,996 \$ 4.78 Per SqFt



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Page 5

Account 660027698
Parcel ID 20N16E-32-4-00000-000-0000
Cadastral ID 32-20-16-00700

Tax Area Code 22
Property Class RC
Owners Name DOLESE BROS CO

Building Data

Building ID 3091
Building Sequence 2
Occupancy 1 456 Tool Shed 100%
Occupancy 2
Occupancy 3
Total Floor Area 418
Average Perimeter 82
Number Of Stories 1.00
Average Wall Ht 8.00
Year Built 2009
Effective Age 9
Construction Class 2 - Heavier Wood or Steel Stud Frame
Quality 3 - Average
Condition 3 - Average
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 27698b.jpg
Image Date 1/17/2014
Image Name 27698b.jpg
Description

Cost Calculations

Appraisal Zone 3
Zone Description
Base Cost 21.01
Wall Cost 2.87
HVAC Cost 0.00
Basement Cost 0.00
Total Base Cost 23.88
Total Area 418
Base RCN 9,982
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 9,982
Physical Depreciation 51%
Functional Depreciation
Total Depreciation 51% (5,091)
Total RCNLD 4,891
Lump Sums
Total Building Value 4,891 \$ 11.70 Per SqFt



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Page 6

Account 660027698
Parcel ID 20N16E-32-4-00000-000-0000
Cadastral ID 32-20-16-00700

Tax Area Code 22
Property Class RC
Owners Name DOLESE BROS CO

Building Data

Building ID 2677
Building Sequence 3
Occupancy 1 406 Storage Warehouse 100%
Occupancy 2
Occupancy 3
Total Floor Area 6,000
Average Perimeter 320
Number Of Storys 1.00
Average Wall Ht 16.00
Year Built 2008
Effective Age 9
Construction Class 7 - Pre-Engineered Steel Frame
Quality 3 - Average
Condition 3 - Average
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
Image Date
Image Name
Description

Cost Calculations

Appraisal Zone 3
Zone Description
Base Cost 48.47
Wall Cost 17.89
HVAC Cost 0.00
Basement Cost 0.00
Total Base Cost 66.36
Total Area 6,000
Base RCN 398,160
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 398,160
Physical Depreciation 10%
Functional Depreciation
Total Depreciation 10% (39,816)
Total RCNLD 358,344
Lump Sums
Total Building Value 358,344 \$ 59.72 Per SqFt