



# 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	660028161				<p>D:\Convert\Photos\660\028\161-01.jpg 1/26/2010</p>									
Parcel ID	19N17E-33-3-00000-000-0000													
Cadastral ID	33-19-17-01100													
Property Type	REAL - Real Property													
Property Class	RR	VI Area	3											
Tax Area	2 - INOLA RURAL													
Name ID	269819													
BEASLEY, GERALD L &														
CHAROLETT S														
36780 S 4215 RD														
INOLA OK 74036-0000														
Parcel Location														
Situs	36780 S 4215 RD													
Subdivision														
Lot/Block	/	Parcel Size	5 - Acres											
Sec/Twn/Rng	33 / 19 / 17 / 3													
Neighborhood	1917 - UNPLATTED													
School District	S005 - INOLA SCHOOLS													
Legal Description														
Lat/Long: 36.07845416 -95.50600172														
N2 NW SE SW														
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" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
1221/11	WATTS, CAROLYN D TRUSTEE	03/23/2000	20,000	Yes										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax						
Remove Cap	2001	Land Value	53,167	51,788	11%	5,697	Assessed	13,273 1,062.64						
Year Frozen	0	Improvements	33,234	17,218		1,894	Penalty	0						
Uncapped Value	0	Mobile Home	79,593	51,657		5,682	Exemption	1,000 -80.00						
TIF Project ID	0	Total Value	165,994	120,663		13,273	Total Taxable	12,273 983.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660028161	BEASLEY, GERALD L &	2	135,385	1000	11,886	952.00							
2024	2024-660028161	BEASLEY, GERALD L &	2	132,517	1000	11,511	926.00							
2023	2023-660028161	BEASLEY, GERALD L &	2	128,032	1000	11,147	898.00							
2022	2022-660028161	BEASLEY, GERALD L &	2	112,901	1000	10,793	875.00							
2021	2021-660028161	BEASLEY, GERALD L &	2	110,735	1000	10,450	837.00							
2020	2020-660028161	BEASLEY, GERALD L &	2	104,775	1000	10,117	817.00							
2019	2019-660028161	BEASLEY, GERALD L &	2	98,114	1000	9,792	809.00							
2018	2018-660028161	BEASLEY, GERALD L &	2	95,515	1000	9,507	794.00							
2017	2017-660028161	BEASLEY, GERALD L &	2	77,642	1000	7,228	608.00							
2016	2016-660028161	BEASLEY, GERALD L &	2	72,625	1000	6,988	595.00							
2015	2015-660028161	BEASLEY, GERALD L &	2	74,970	1000	7,246	629.00							
2014	2014-660028161	BEASLEY, GERALD L &	2	75,008	1000	7,250	651.00							
2013	2013-660028161	BEASLEY, GERALD L &	2	82,280	1000	8,051	678.00							



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Lot Data		Square-Foot - NBHD 1917 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	5							
Non-Ag Acres	5.0211							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
	FLOOD ZONE							
Method	Square-Foot							
Base Lot Value	218,717.00 x .35 = 76,368			\\tsclient\C\TOMS PC PICS\2017-05-10 05-10-2017\05-10-2017 00 5/12/2017				
Factor Value				<b>GRM Approach</b>				
Adjustments	0.6962			GRM Code				
Lot Value	53,167			Gross Rent 0.00				
<b>Residential Data</b>				Indicated Value				
Type				<b>Multiple Regression</b>				
Condition	-			MRA Code				
Quality	-			Adusted R				
Architecture				Indicated Value				
Style				<b>Direct Comparables</b>				
Exterior Wall				Selection Model 1 Res				
Base/Total Area /				Adjustment Model A2 AO Test				
Style				Comparables				
HVAC				Indicated Value				
Roof Cover				<b>Value Reconciliation</b>				
Area on Slab				Selected Approach Cost Approach				
Fixture/RghIn /				Improvements				
Bed/F/H Bath / /				Lot Value 53,167				
Basement Area				Indicated Value 53,167 0.00 Per SqFt				
Garage Type				Agland Value				
Remodel				Site Improvements 30,714				
Year/Eff Age /				Total Value 83,881 0.00 Total Value Per SqFt				
<b>Cost Approach</b>								
Manual : 01/2025								
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
Subfloor Adj	+ 0.00	Total RCN	=	0				
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	53,167				
Total Area	x	Indicated Value	=	53,167				
Adjusted Cost	= 0	Value Per SqFt		0.00				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
PCPT	Carport - Portable	20x20x10	Base	Formed Metal	400	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2024	<b>Eff Age</b> 2		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (7% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (4.71 x 400)		1,884	1,884	132	1,752	
SHDS	Shed - Small	10x20x8	Plank	Formed Metal	200	
<b>Qual</b>	3.5	<b>Cond</b> 3	<b>Year</b> 2018	<b>Eff Age</b> 6		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (28% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (24.53 x 200)		4,906	4,906	1,374	3,532	
UTIL	Utility Building	30x30x8	Concrete	Formed Metal	900	
<b>Qual</b>	1.5	<b>Cond</b> 3	<b>Year</b> 2017	<b>Eff Age</b> 7		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (13% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (29.97 x 900)		26,973	26,973	3,506	23,467	
SHDS	Shed - Small	10x12x8	Plank	Formed Metal	120	
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2015	<b>Eff Age</b> 8		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (37% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (25.97 x 120)		3,116	3,116	1,153	1,963	



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Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY FLOOD ZONE Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	6 Mobile Home 64 x 28
Condition	4 - Good
Quality	3.5 - Average
Architecture	DWMH Multi-wide MH
Style	100% Double Wide
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,792 / 1,792
Style	100% Double Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2001 / 15

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	82,113		
Lot Value			
Indicated Value	82,113	45.82	Per SqFt
Agland Value			
Site Improvements			
Total Value	82,113	45.82	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	59.93	Total Misc Impr	+ 14,374	Garage Cost	+		
Roofing Adj	+ 3.05	Total RCN	= 147,394	Depreciation ( 46%)	-	67,801	
Subfloor Adj	+ 0.00	Lump Sums	+ 2,520	RCNLD	=	82,113	
Heat/Cool Adj	+ 2.90	Lot Value	+ 82,113	Indicated Value	=	82,113	
Plumbing Adj	+ 8.35	Value Per SqFt	45.82				
Basement Adj	+ 0.00						
Adj Base Cost	= 74.23						
Total Area	x 1,792						
Adjusted Cost	= 133,020						

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	134959	20x10		200	43.44	71%	2,520
EPSW	ENCLOSED PORCH - SOLID WALL	134960	26x10		260	45.91		11,937
WDBS	Wood Burning Stove			1	1	2,436.61		2,437



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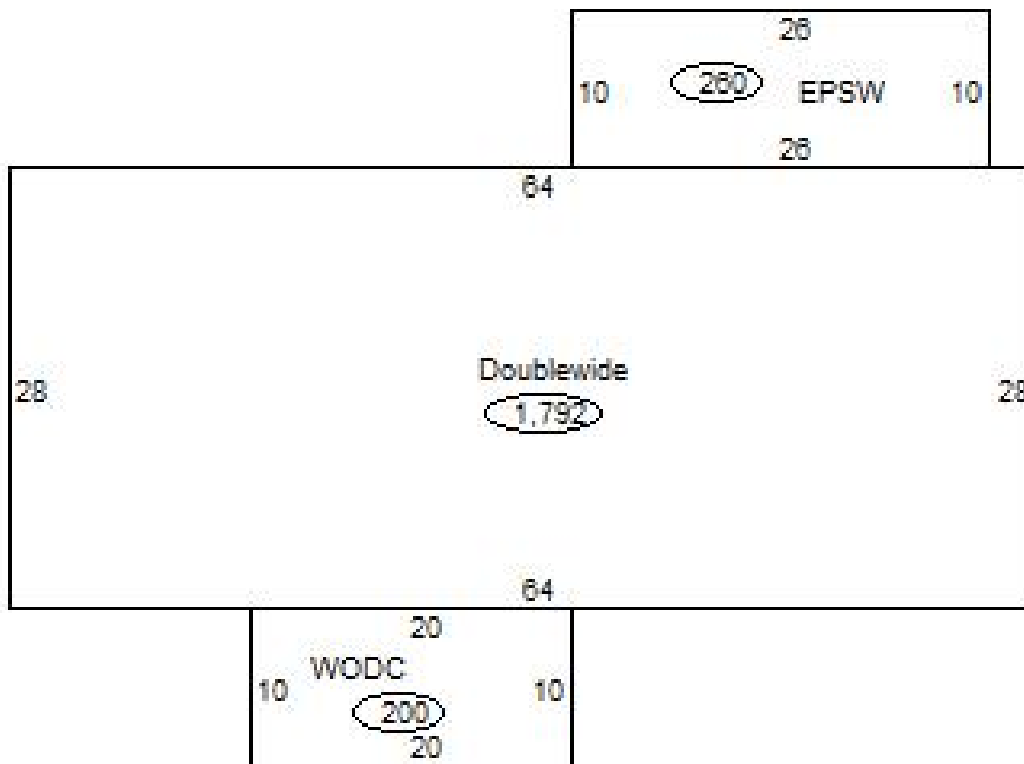
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		20	Doublewide	1,792	1.000	1,792
2	M	WODC		20	WODC	200	1.000	200
3	M	EPSW		20	EPSW	260	1.000	260
<b>Total Building Area</b>						1,792		1,792