



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 07:57:15  
 Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660028349 <b>Parcel ID</b> 000000-00-0-00141-002-0002 <b>Cadastral ID</b> 33-21-15-03960 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 4 - VERDIGRIS/VERD FIRE <b>Name ID</b> 306729 SINGLETON, GREG  35201 S 590 RD JAY OK 74346-0000  <b>Parcel Location</b> <b>Situs</b> 24847 S CEDAR DR <b>Subdivision</b> CEDAR LANE <b>Lot/Block</b> 0002 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 33 / 21 / 15 / 5 <b>Neighborhood</b> 1122 - R-V04-SE VERDIGRIS <b>School District</b> S008 - VERDIGRIS SCHOOLS																																																																																																																									
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Lot Data		Square-Foot - NBHD 1122 #1	
Lot Size			
Lot Count	1		
Units Buildable	1		
Non-Ag Acres	0.9713		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	42,309.00 x 1.70 = 71,925		
Factor Value			
Adjustments	1.0000		
Lot Value	71,925		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	90% Veneer, Stone 10% Frame, Siding, Wood
Base/Total Area	1,739 / 1,739
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,739
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	792 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1983 / 32

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	207,087 119.08 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	4
Indicated Value	278,050 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	153,216
Lot Value	71,925
Indicated Value	225,141 129.47 Per SqFt
Agland Value	
Site Improvements	
Total Value	225,141 129.47 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	105.15	Total Misc Impr	+ 21,564
Roofing Adj	+ 4.29	Garage Cost	+ 20,323
Subfloor Adj	+ -1.18	Total RCN	= 264,166
Heat/Cool Adj	+ 11.47	Depreciation ( 42%)	- 110,950
Plumbing Adj	+ 8.09	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 153,216
Adj Base Cost	= 127.82	Lot Value	+ 71,925
Total Area	x 1,739	Indicated Value	= 225,141
Adjusted Cost	= 222,279	Value Per SqFt	129.47

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	68273		494	494	22.87		11,298
PRCH	SLAB PORCH - COVERED	68274	22x10		220	23.50		5,170



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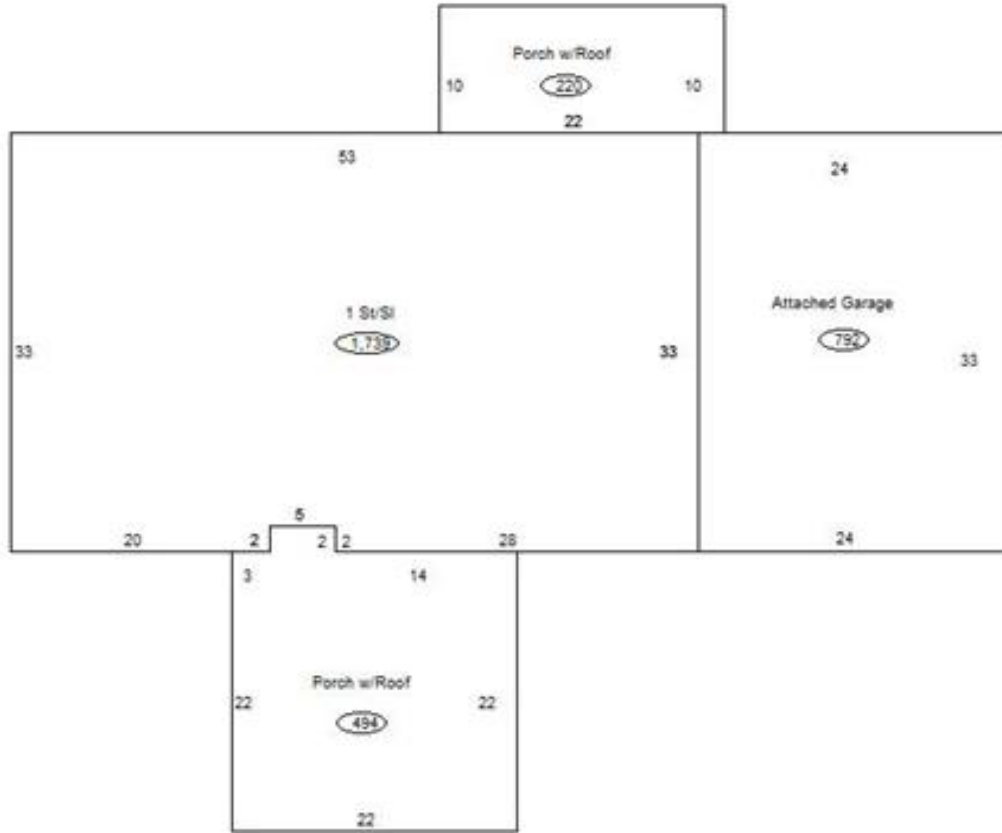
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### Sketch Image

660028349



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,739	1.000	1,739
2	G	1		13	Attached Garage	792	1.000	792
3	M	PRCH		13	SLBC	494	1.000	494
4	M	PRCH		13	SLBC	220	1.000	220
<b>Total Building Area</b>						<b>1,739</b>		<b>1,739</b>