



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 15:04:47
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660028577 Parcel ID 000000-00-0-40080-003-0003 Cadastral ID 33-23-15-05470 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 31 - OOLOGAH OT/NW FIRE Name ID 349629 MCMILLAN, JEREMY & ERICA 1137 S SEQUOYAH DR OOLOGAH OK 74053-0000 Parcel Location Situs 01137 SEQUOYAH DR Subdivision OOLOGAH SOUTH ACRES Lot/Block 0003 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 33 / 23 / 15 / 5 Neighborhood 1201 - R-V02-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS					<p style="text-align: right; color: orange;">06/23/2020 12:55</p> <p>\\tsclient\C\Users\CB\Pictures\2020-06-23\IMG_0157.JPG 6/23/2020</p>																																																																																																																				
Legal Description Lot/Long: 36.43037406 -95.72144479 LOT 3 BLOCK 3 OOLOGAH SOUTH ACRES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1201 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.7902 Topography Street Access Utilities Amenities 0 0 Method Square-Foot Base Lot Value 34,421.00 x 1.56 = 53,738 Factor Value Adjustments 1.0000 Lot Value 53,738		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	30% Veneer, Masonry 70% Frame, Siding, Wood
Base/Total Area	1,831 / 1,831
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,831
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	523 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2019 / 5

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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	283,998	155.11	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	15,110		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	108.79	Total Misc Impr	+	16,990			
Roofing Adj	+ 5.48	Garage Cost	+	20,617			
Subfloor Adj	+ -3.50	Total RCN	=	284,700			
Heat/Cool Adj	+ 14.47	Depreciation (5%)	-	14,235			
Plumbing Adj	+ 9.71	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	270,465			
Adj Base Cost	= 134.95	Lot Value	+	53,738			
Total Area	x 1,831	Indicated Value	=	324,203			
Adjusted Cost	= 247,093	Value Per SqFt		177.06			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	270,465		
Lot Value	53,738		
Indicated Value	324,203	177.06	Per SqFt
Agland Value			
Site Improvements			
Total Value	324,203	177.06	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	142140	15x10		150	29.00		4,350
PRCH	SLAB PORCH - COVERED	142142	27x8		216	28.75		6,210
FPR1	FIREPLACE - RESIDENTIAL 1 STORY			1	1	6,429.63		6,430