



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 | 660028755 | | | | <p>660028755_001.JPG 9/29/2025</p> | | | | | | | | | |
| Parcel ID | 000000-00-0-00609-003-0015 | | | | | | | | | | | | | |
| Cadastral ID | 34-20-14-01900 | | | | | | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | | | | | | |
| Property Class | URP | VI Area | 3 | | | | | | | | | | | |
| Tax Area | 1 - CATOOSA OT | | | | | | | | | | | | | |
| Name ID | 320660 | | | | | | | | | | | | | |
| ROGERS, CANZADA | | | | | | | | | | | | | | |
| 14805 E LATIMER ST TULSA OK 74116-0000 | | | | | | | | | | | | | | |
| Parcel Location | | | | | | | | | | | | | | |
| Situs | 14805 E LATIMER ST | | | | | | | | | | | | | |
| Subdivision | PONDEROSA ESTATES | | | | | | | | | | | | | |
| Lot/Block | 0015 / 0003 | Parcel Size | 1 - Lots | | | | | | | | | | | |
| Sec/Twn/Rng | 34 / 20 / 14 / 5 | | | | | | | | | | | | | |
| Neighborhood | 1045 - R-V03-SW CATOOSA | | | | | | | | | | | | | |
| School District | S002 - CATOOSA SCHOOLS | | | | | | | | | | | | | |
| Legal Description Lat/Long: 36.17120682 -95.81106588 | | | | | | | | | | | | | | |
| Building Permits | | | | | | | | | | | | | | |
| LOT 15 BLOCK 3 PONDEROSA ESTATES | | | | | | | | | | | | | | |
| <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 | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | | | | | | |
| | | | | | | | | | | | | | | |
| Exemptions | | | | | | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | Sale History | | | | | | | | | |
| H | Homestead | Yes | 1,000 | 1,000 | Bk/Pg | Grantor | Date | Price | Code | | | | | |
| | | | | | 2610/712 | LUNDY, JEANNETTE D | 01/06/2017 | 85,000 | YES | | | | | |
| | | | | | 839/16 | | | 44,000 | No | | | | | |
| Parcel Valuation | | | | | | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 106.660 | Current Tax | | | | | | |
| Remove Cap | 2018 | Land Value | 53,893 | 32,930 | 11% | 3,622 | Assessed | 10,174 | 1,085.16 | | | | | |
| Year Frozen | 0 | Improvements | 103,527 | 59,562 | | 6,552 | Penalty | 0 | | | | | | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 1,000 | -107.00 | | | | | |
| TIF Project ID | 0 | Total Value | 157,420 | 92,492 | | 10,174 | Total Taxable | 9,174 | 978.00 | | | | | |
| Assessment History | | | | | | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | | | | | | |
| 2025 | 2025-660028755 | ROGERS, CANZADA | 1 | 149,708 | 1000 | 8,878 | 947.00 | | | | | | | |
| 2024 | 2024-660028755 | ROGERS, CANZADA | 1 | 157,111 | 1000 | 8,590 | 906.00 | | | | | | | |
| 2023 | 2023-660028755 | ROGERS, CANZADA | 1 | 85,685 | 1000 | 8,311 | 853.00 | | | | | | | |
| 2022 | 2022-660028755 | ROGERS, CANZADA | 1 | 87,386 | 1000 | 8,040 | 807.00 | | | | | | | |
| 2021 | 2021-660028755 | ROGERS, CANZADA | 1 | 88,557 | 1000 | 7,777 | 684.00 | | | | | | | |
| 2020 | 2020-660028755 | ROGERS, CANZADA | 1 | 77,464 | 1000 | 7,522 | 666.00 | | | | | | | |
| 2019 | 2019-660028755 | ROGERS, CANZADA | 1 | 76,805 | 1000 | 7,449 | 669.00 | | | | | | | |
| 2018 | 2018-660028755 | ROGERS, CANZADA | 1 | 85,273 | 1000 | 8,381 | 748.00 | | | | | | | |
| 2017 | 2017-660028755 | ROGERS, CANZADA | 20 | 72,645 | 0 | 7,650 | 691.00 | | | | | | | |
| 2016 | 2016-660028755 | LUNDY, JEANNETTE D | 20 | 70,971 | 1000 | 6,285 | 559.00 | | | | | | | |
| 2015 | 2015-660028755 | LUNDY, JEANNETTE D | 20 | 69,167 | 1000 | 6,073 | 543.00 | | | | | | | |
| 2014 | 2014-660028755 | LUNDY, JEANNETTE D | 20 | 64,653 | 1000 | 5,867 | 531.00 | | | | | | | |
| 2013 | 2013-660028755 | LUNDY, JEANNETTE D | 20 | 62,532 | 1000 | 5,667 | 507.00 | | | | | | | |



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| Lot Data | | Square-Foot - NBHD 1045 #1 | |
|-----------------|---------------------------|----------------------------|--|
| Lot Size | | | |
| Lot Count | | | |
| Units Buildable | 1 | | |
| Non-Ag Acres | 0.505 | | |
| Topography | | | |
| Street Access | | | |
| Utilities | | | |
| Amenities | LAND QUALITY | 0 | |
| | | 0 | |
| Method | Square-Foot | | |
| Base Lot Value | 21,997.00 x 2.45 = 53,893 | | |
| Factor Value | | | |
| Adjustments | 1.0000 | | |
| Lot Value | 53,893 | | |



| Residential Data | |
|------------------|--|
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 2.5 - Fair |
| Architecture | TRAD TRADITIONAL |
| Style | 100% One Story |
| Exterior Wall | 70% Veneer, Masonry 30% Frame, Siding, Vinyl |
| Base/Total Area | 1,772 / 1,772 |
| Style | 100% One Story |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 0 |
| Fixture/RghIn | 12 / |
| Bed/F/H Bath | 3 / 1.0 / 1.0 |
| Basement Area | |
| Garage Type | |
| Remodel | |
| Year/Eff Age | 1962 / 48 |

| GRM Approach | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | | | |
|---------------------|---------|-------|----------|
| MRA Code | 1 | Test | |
| Adusted R | 0.8445 | | |
| Indicated Value | 121,749 | 68.71 | Per SqFt |

| Direct Comparables | | | |
|--------------------|---------|------------------|----------|
| Selection Model | A | Adam Test | |
| Adjustment Model | 1 | 2022 Residential | |
| Comparables | 4 | | |
| Indicated Value | 120,730 | | Per SqFt |

| Cost Approach | | | | Manual : 01/2025 | | | |
|---------------|-----------|---------------------|-----------|------------------|--|--|--|
| Base Cost | 97.69 | Total Misc Impr | + 7,207 | | | | |
| Roofing Adj | + 4.27 | Garage Cost | + 0 | | | | |
| Subfloor Adj | + 1.20 | Total RCN | = 225,624 | | | | |
| Heat/Cool Adj | + 11.47 | Depreciation (55%) | - 124,093 | | | | |
| Plumbing Adj | + 8.63 | Lump Sums | + 0 | | | | |
| Basement Adj | + 0.00 | RCNLD | = 101,531 | | | | |
| Adj Base Cost | = 123.26 | Lot Value | + 53,893 | | | | |
| Total Area | x 1,772 | Indicated Value | = 155,424 | | | | |
| Adjusted Cost | = 218,417 | Value Per SqFt | 87.71 | | | | |

| Value Reconciliation | | | |
|----------------------|---------------|-------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 101,531 | | |
| Lot Value | 53,893 | | |
| Indicated Value | 155,424 | 87.71 | Per SqFt |
| Agland Value | | | |
| Site Improvements | 1,996 | | |
| Total Value | 157,420 | 88.84 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|----------------------------------|-----------|-------|--------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| SHLT | STORM SHELTER | 0 | | 1 2017 | 1 | 0.00 | | |
| EPKS | ENCLOSED PORCH - KNEEWALL SCREEN | 69092 | 22x12 | | 264 | 25.83 | | 6,819 |
| PRCH | SLAB PORCH - COVERED | 69093 | 4x4 | | 16 | 24.22 | | 388 |



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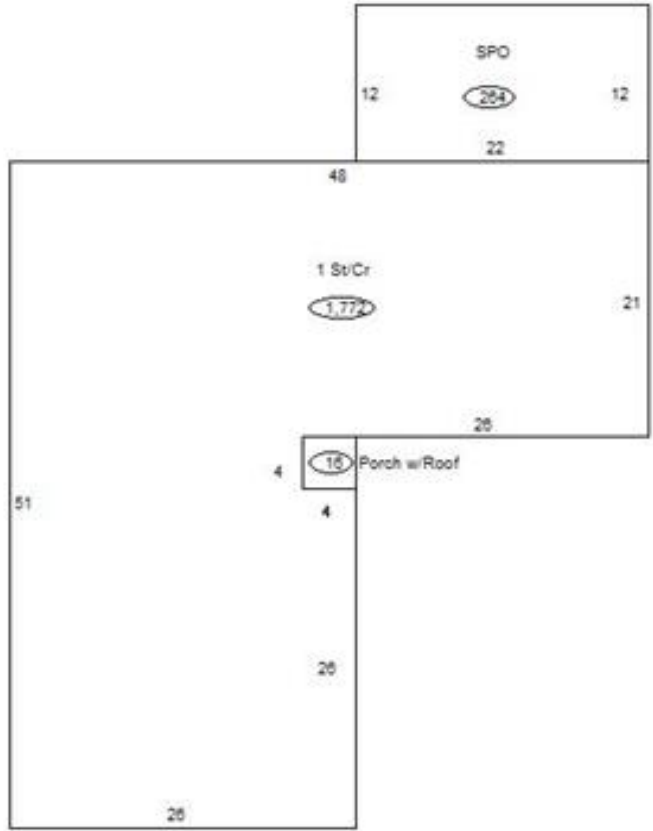
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Sketch Image

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Sketch Vector Information

| Sequence | Code | Type | Built Over | Scale | Section Label | Base Area | Multiplier | Total Area |
|----------------------------|------|------|------------|-------|---------------|--------------|------------|--------------|
| 1 | R | 1 | Crawl | 13 | 1 St/Cr | 1,772 | 1.000 | 1,772 |
| 2 | M | EPKS | | 13 | Screen Porch | 264 | 1.000 | 264 |
| 3 | M | PRCH | | 13 | SLBC | 16 | 1.000 | 16 |
| Total Building Area | | | | | | 1,772 | | 1,772 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|--|------|-----------------------|------------|--------------------------------|--------------|--------------|
|  | SHDS | Shed - Small | 18x12x8 | Plank | Formed Metal | 216 |
| | Qual | 2 | Cond 2 | Year 2010 | Eff Age 16 | |
| Valuation Summary | | Modifier Total | RCN | Depr (52% Phys/ % Func) | | RCNLD |
| Base Cost (19.25 x 216) | | 4,158 | | 4,158 2,162 | | 1,996 |