



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:31:57
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Assessment Data					Primary Image																																																																																																																				
Account 660029131 Parcel ID 000000-00-0-20110-001-0002 Cadastral ID 34-20-14-05730 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 292181 CARR, BRENT 1242 N 154TH E AVE TULSA OK 74116-0000 Parcel Location Situs 01242 N 154TH E AVE Subdivision REYNOLDS ACRES Lot/Block 0002 / 0001 Parcel Size 1.38 - Lots Sec/Twn/Rng 34 / 20 / 14 / 5 Neighborhood 1045 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS					<p>660029131_001.JPG 10/2/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.17320881 -95.80567270 LOT 1 & N 32' LOT 2 BLOCK 1 REYNOLD'S ACRES																																																																																																																									
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Lot Data	Square-Foot - NBHD 1045 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.3981 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 17,342.00 x 2.45 = 42,488 Factor Value Adjustments 1.0000 Lot Value 42,488		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	10% Veneer, Stone 90% Frame, Siding, Wood
Base/Total Area	1,208 / 1,208
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	247 Attached Garage - Finished 1 Stalls
Remodel	
Year/Eff Age	1958 / 51

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 90,348 74.79 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 6 Indicated Value 101,570 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	96.79	Total Misc Impr	+ 20,706	Roofing Adj	+ 4.26	Garage Cost	+ 8,892
Subfloor Adj	+ 2.43	Total RCN	= 172,057	Heat/Cool Adj	+ 10.30	Depreciation (60%)	- 103,234
Plumbing Adj	+ 4.15	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 68,823
Adj Base Cost	= 117.93	Lot Value	+ 42,488	Total Area	x 1,208	Indicated Value	= 111,311
		Value Per SqFt	92.14	Adjusted Cost	= 142,459		

Value Reconciliation
Selected Approach Cost Approach Improvements 68,823 Lot Value 42,488 Indicated Value 111,311 92.14 Per SqFt Agland Value Site Improvements 1,112 Total Value 112,423 93.07 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	69687	13x4		52	21.13		1,099
EPSW	ENCLOSED PORCH - SOLID WALL	69688	280		280	53.68		15,030



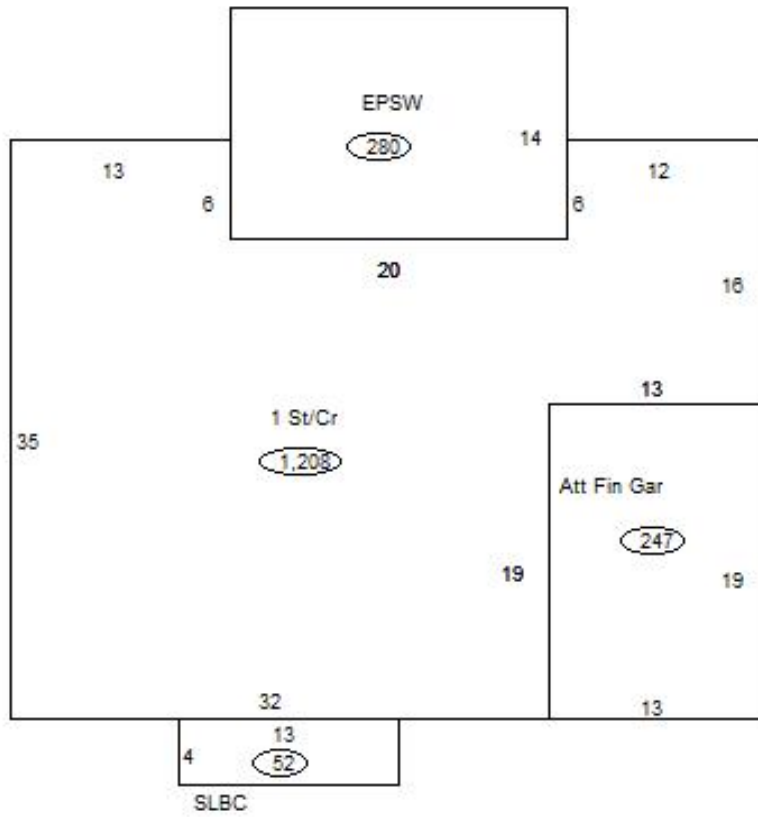
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Sketch Image

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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	1,208	1.000	1,208
2	G	5		13	Att Fin Gar	247	1.000	247
3	M	PRCH		13	SLBC	52	1.000	52
4	M	EPSW		13	EPSW	280	1.000	280
Total Building Area						1,208		1,208



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	SHDS	Shed - Small	10x10x8	Plank	Composition Shingle	100	
	Qual	2	Cond 2	Year 2000	Eff Age 26		
		Valuation Summary	Modifier Total	RCN	Depr (70% Phys/ % Func)	RCNLD	
		Base Cost (21.10 x 100)	2,110		2,110	1,477	633
	CPDT	CARPORT - DETACHED	25x11x8	Concrete	Composition Shingle	275	
	Qual	3	Cond 3	Year 1980	Eff Age 35		
		Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (8.70 x 275)	2,393		2,393	1,914	479