




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	660029240				 <p>660029240_003.JPG 12/19/2025</p>									
Parcel ID	20N17E-34-3-00000-000-0000													
Cadastral ID	34-20-17-00200													
Property Type	REAL - Real Property													
Property Class	RA	VI Area	3											
Tax Area	2 - INOLA RURAL													
Name ID	141984													
OSBORN, HAROLD &														
OLA														
PO BOX 766														
INOLA OK 74036-0000														
Parcel Location														
Situs	18977 E 590 RD													
Subdivision														
Lot/Block	/	Parcel Size	6.5 - Acres											
Sec/Twn/Rng	34 / 20 / 17 / 3													
Neighborhood	2017 - UNPLATTED LAND													
School District	S005 - INOLA SCHOOLS													
Legal Description														
Lat/Long: 36.16454960 -95.49338546														
THAT PT W2 SW LYING S & W OF PEACEFUL VALLEY														
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"> </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										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax						
Remove Cap	0	Land Value	807	415	11%	46	Assessed	12,874	1,030.69					
Year Frozen	2005	Improvements	226,884	116,617		12,828	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-80.00					
TIF Project ID	0	Total Value	227,691	117,032		12,874	Total Taxable	11,874	951.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660029240	OSBORN, HAROLD &	2	165,561	1000	11,874	951.00							
2024	2024-660029240	OSBORN, HAROLD &	2	173,391	1000	11,873	955.00							
2023	2023-660029240	OSBORN, HAROLD &	2	160,417	1000	11,874	956.00							
2022	2022-660029240	OSBORN, HAROLD &	2	162,149	1000	11,874	963.00							
2021	2021-660029240	OSBORN, HAROLD &	2	157,919	1000	11,874	951.00							
2020	2020-660029240	OSBORN, HAROLD &	2	155,041	1000	11,874	959.00							
2019	2019-660029240	OSBORN, HAROLD &	2	151,070	1000	11,874	981.00							
2018	2018-660029240	OSBORN, HAROLD &	2	161,882	1000	11,873	991.00							
2017	2017-660029240	OSBORN, HAROLD &	2	164,005	1000	11,873	999.00							
2016	2016-660029240	OSBORN, HAROLD &	2	159,423	1000	11,873	1,010.00							
2015	2015-660029240	OSBORN, HAROLD &	2	153,960	1000	11,873	1,030.00							
2014	2014-660029240	OSBORN, HAROLD &	2	155,537	1000	11,874	1,066.00							
2013	2013-660029240	OSBORN, HAROLD &	2	149,065	1000	11,874	1,000.00							



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Lot Data	Units-Buildable - UNPLATTED LAND (UNITS BUILDABLE)	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,547 / 2,547
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	1,080 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	1955 / 53

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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	

Cost Approach				Manual : 01/2025			
Base Cost	105.36	Total Misc Impr	+ 20,851				
Roofing Adj	+ 5.90	Garage Cost	+ 50,371				
Subfloor Adj	+ 0.00	Total RCN	= 413,794				
Heat/Cool Adj	+ 14.47	Depreciation (57%)	- 235,863				
Plumbing Adj	+ 8.77	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 177,931				
Adj Base Cost	= 134.50	Lot Value	+ 177,931				
Total Area	x 2,547	Indicated Value	= 177,931				
Adjusted Cost	= 342,572	Value Per SqFt	69.86				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	177,931		
Lot Value			
Indicated Value	177,931	69.86	Per SqFt
Agland Value	807		
Site Improvements	48,953		
Total Value	227,691	89.40	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
SHLT	STORM SHELTER	0		1 2014	1	0.00	
FPR1	Fireplace - Residential 1 Story	0		1	1	6,429.63	6,430
PRCH	SLAB PORCH - COVERED	69867	18x12		216	28.75	6,210
PRCH	Porch	69868	36x8		288	28.51	8,211



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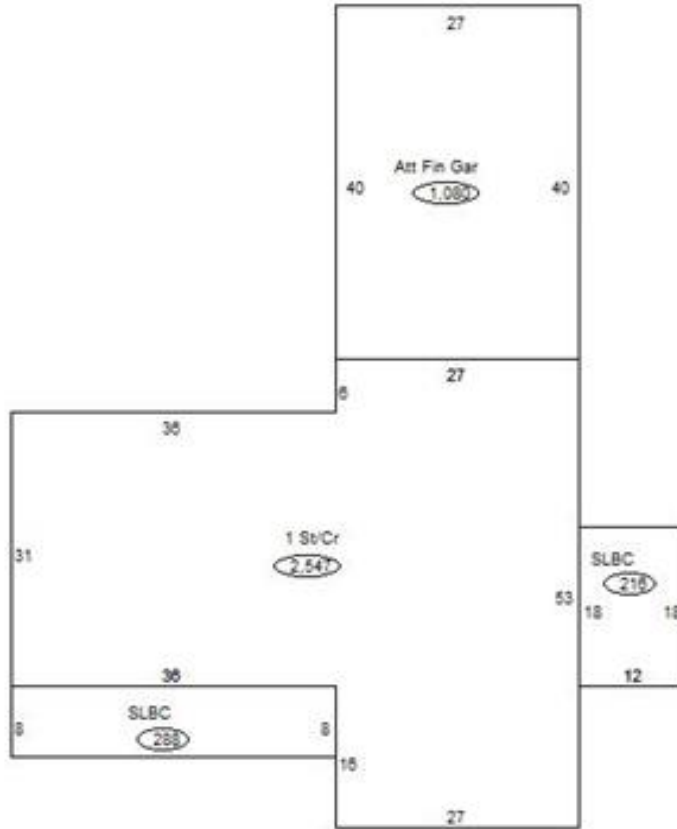
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	20	1 St/Cr	2,547	1.000	2,547
2	G	5		20	Att Fin Gar	1,080	1.000	1,080
3	M	PRCH		20	SLBC	216	1.000	216
4	M	PRCH		20	SLBC	288	1.000	288
Total Building Area						2,547		2,547



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	24x50x10	Concrete	Formed Metal	1,200
	Qual	3	Cond 3	Year 2000	Eff Age 20	
	Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD
Base Cost (30.80 x 1,200)		36,960		36,960	18,110	18,850
	EQSH	Equipment Shed	24x40x8	Dirt	Formed Metal	960
	Qual	2	Cond 3	Year 2000	Eff Age 20	
	Valuation Summary		Modifier Total	RCN	Depr (49% Phys/ % Func)	RCNLD
Base Cost (14.42 x 960)		13,843		13,843	6,783	7,060
	BNGP	Barn - General Purpose	78x42x10	Dirt	Formed Metal	3,276
	Qual	3	Cond 3	Year 1965	Eff Age 46	
	Valuation Summary		Modifier Total	RCN	Depr (69% Phys/ % Func)	RCNLD
Base Cost (18.00 x 3,276)		58,968		58,968	40,688	18,280
	UTIL	Utility Building	30x16x8	Concrete	Formed Metal	480
	Qual	2	Cond 3	Year 1960	Eff Age 50	
	Valuation Summary		Modifier Total	RCN	Depr (72% Phys/ % Func)	RCNLD
Base Cost (35.44 x 480)		17,011		17,011	12,248	4,763



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DNC	DENNIS SILT LOAM 3-5% SLO	TMBR	69			6.500	124	124	807	807
TMBR Totals						6.500			807	807
Total Agland						6.500			807	807