



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 07:30:18  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660029469 <b>Parcel ID</b> 21N16E-34-1-00000-000-0000 <b>Cadastral ID</b> 34-21-16-00200 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 1 <b>Tax Area</b> 5 - JUSTUS RURAL/NO FIRE <b>Name ID</b> 333738 KNIGHT, JOHNATHAN  14378 E 430 RD CLAREMORE OK 74017-0000  <b>Parcel Location</b> <b>Situs</b> 13980 E 520 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 5 - Acres <b>Sec/Twn/Rng</b> 34 / 21 / 16 / 1 <b>Neighborhood</b> 2116 - UNPLATTED <b>School District</b> S009 - JUSTUS-TIAWAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.26290236 -95.58387912																																																																																																																									
<b>E2 NE NW NE</b>					<b>Building Permits</b> <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																																																																																																											
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<b>Lot Data</b>	
Lot Size	-
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
<b>Method</b>	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-12-20\IMG\_001 12/20/2023

<b>Residential Data</b>	
Type	1 Single Family Residence
Condition	1 - Low
Quality	2 - Fair
<b>Architecture</b>	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	1,152 / 1,152
Style	100% One Story
HVAC	100% Floor Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1958 / 95

<b>GRM Approach</b>	
GRM Code	
Gross Rent	0.00
Indicated Value	

<b>Multiple Regression</b>	
MRA Code	
Adjusted R	
Indicated Value	

<b>Direct Comparables</b>	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

<b>Cost Approach</b>		<b>Manual : 01/2025</b>	
Base Cost	105.25	Total Misc Impr	+ 7,190
Roofing Adj	+ 4.07	Garage Cost	+
Subfloor Adj	+ 2.37	Total RCN	= 142,757
Heat/Cool Adj	+ 1.65	Depreciation ( 92%)	- 131,336
Plumbing Adj	+ 4.34	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 11,421
Adj Base Cost	= 117.68	Lot Value	+
Total Area	x 1,152	Indicated Value	= 11,421
Adjusted Cost	= 135,567	Value Per SqFt	9.91

<b>Value Reconciliation</b>	
Selected Approach	Cost Approach
Improvements	11,421
Lot Value	
Indicated Value	11,421 9.91 Per SqFt
Agland Value	463
Site Improvements	
Total Value	11,884 10.32 Total Value Per SqFt

<b>Miscellaneous Improvements</b>								
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	70638	25x5		125	20.90		2,613



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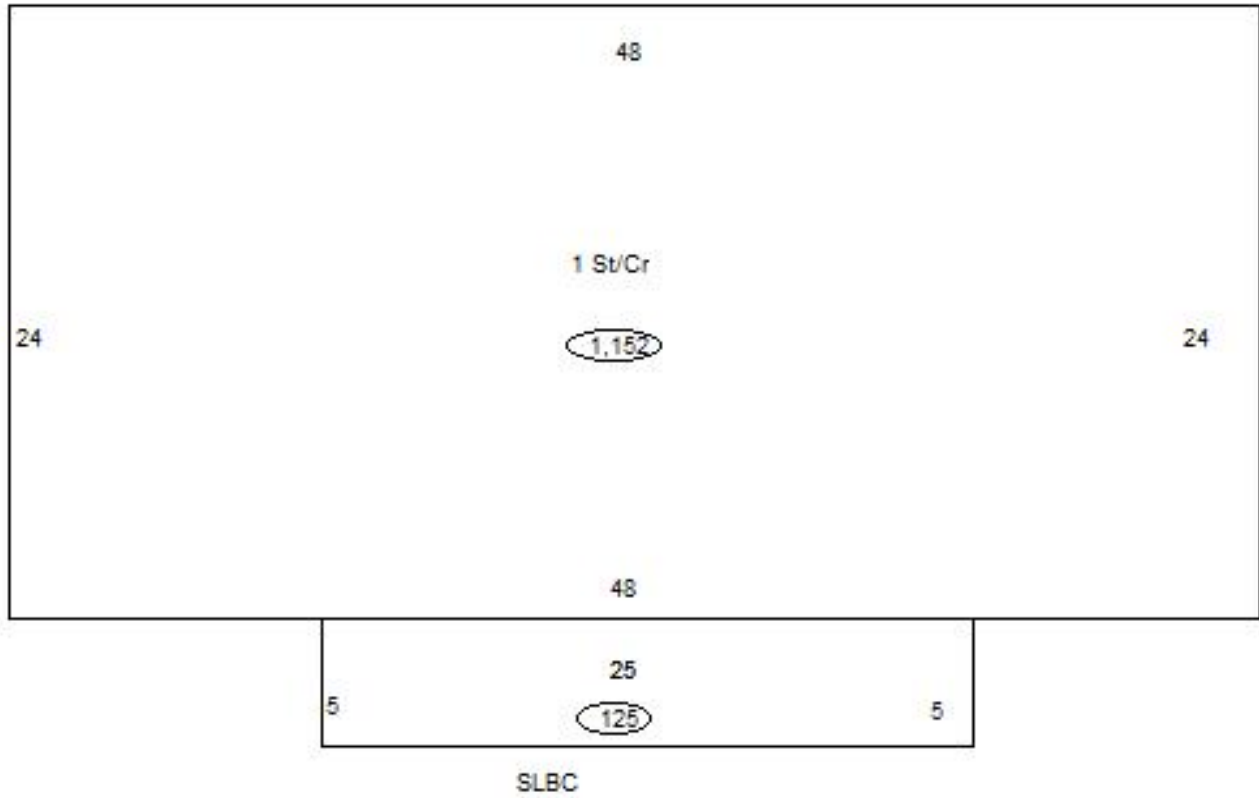
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### Sketch Image

660029469



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,152	1.000	1,152
2	M	PRCH		10	SLBC	125	1.000	125
<b>Total Building Area</b>						1,152		1,152



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### Agland Inventory

660029469

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
HLC	HECTOR-LINKER FINE SANDY	TMBR	35			1.550	63	63	98	98
LKB	LINKER FINE SANDY LOAM 1-	TMBR	63			3.100	113	113	352	352
RS	ROUGH STONY LAND	TMBR	20			.350	36	36	13	13
<b>TMBR Totals</b>						5.000			463	463
<b>Total Agland</b>						5.000			463	463