



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660029562 <b>Parcel ID</b> 000000-00-0-00945-003-0013 <b>Cadastral ID</b> 34-22-14-02340 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 2 <b>Tax Area</b> 27 - COLLINSVILLE/COLL FIRE <b>Name ID</b> 349320 OLIVARES, ARTURO E QUINONES & ASHLEA QUINONES  15195 E 131ST ST N COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 15195 E 131ST N <b>Subdivision</b> WINDING CREEK ESTATES III <b>Lot/Block</b> 0013 / 0003 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 34 / 22 / 14 / 5 <b>Neighborhood</b> 1096 - R-V02-NW COLLINSVILLE <b>School District</b> S026 - COLLINSVILLE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.34431098 -95.80517642																																																																																																																									
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Lot Data	Square-Foot - NBHD 1096 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 90596.39 <b>Non-Ag Acres</b> 2.0155 <b>Topography</b> <b>Street Access</b> <b>Utilities</b> <b>Amenities</b> LAND QUALITY 0 0 <b>Method</b> Square-Foot <b>Base Lot Value</b> 87,793.00 x 1.13 = 99,059 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 99,059		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	2.5 - Fair
<b>Architecture</b>	
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	70% Veneer, Masonry 30% Frame, Siding, Wood
<b>Base/Total Area</b>	1,627 / 1,627
<b>Style</b>	100% One Story
<b>HVAC</b>	100% Warmed & Cooled Air
<b>Roof Cover</b>	1 Composition Shingle
<b>Area on Slab</b>	1,627
<b>Fixture/RghIn</b>	11 /
<b>Bed/F/H Bath</b>	3 / 2.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	483 Attached Garage - Unfinished
<b>Remodel</b>	
<b>Year/Eff Age</b>	1984 / 32

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

Multiple Regression
<b>MRA Code</b> 1 Test <b>Adusted R</b> 0.8445 <b>Indicated Value</b> 173,589 106.69 Per SqFt

Direct Comparables
<b>Selection Model</b> A Adam Test <b>Adjustment Model</b> 1 2022 Residential <b>Comparables</b> 3 <b>Indicated Value</b> 309,420 Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	102.57	<b>Total Misc Impr</b>	+ 7,442	<b>Roofing Adj</b>	+ 4.45	<b>Garage Cost</b>	+ 13,345
<b>Subfloor Adj</b>	+ -1.15	<b>Total RCN</b>	= 225,773	<b>Heat/Cool Adj</b>	+ 11.47	<b>Depreciation ( 42%)</b>	- 94,825
<b>Plumbing Adj</b>	+ 8.65	<b>Lump Sums</b>	+ 0	<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	= 130,948
<b>Adj Base Cost</b>	= 125.99	<b>Lot Value</b>	+ 99,059	<b>Total Area</b>	x 1,627	<b>Indicated Value</b>	= 230,007
		<b>Value Per SqFt</b>	141.37	<b>Adjusted Cost</b>	= 204,986		

Value Reconciliation
<b>Selected Approach</b> Cost Approach <b>Improvements</b> 130,948 <b>Lot Value</b> 99,059 <b>Indicated Value</b> 230,007 141.37 Per SqFt <b>Agland Value</b> <b>Site Improvements</b> <b>Total Value</b> 230,007 141.37 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	5,095.98		5,096
PATO	SLAB PORCH - OPEN	70955	23x8		184	10.12		1,862
PRCH	SLAB PORCH - COVERED	70956	5x4		20	24.21		484



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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	Slab	13	1 St/Sl	1,627	1.000	1,627
2	G	1		13	Attached Garage	483	1.000	483
3	M	PATO		13	Open Slab	184	1.000	184
4	M	PRCH		13	SLBC	20	1.000	20
<b>Total Building Area</b>						1,627		1,627



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	0x0x0	Base	Composition Shingle	
	Qual	3	Cond 3	Year	Eff Age 1520	
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (37.81 x )				