



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 660029604 Parcel ID 22N16E-34-1-00000-000-0000 Cadastral ID 34-22-16-01700 Property Type REAL - Real Property Property Class RR VI Area 1 Tax Area 9 - SEQUOYAH/ NO FIRE Name ID 329286 LUTON FAMILY REVOCABLE TRUST 15905 E 530 RD INOLA OK 74036-0000 Parcel Location Situs 18183 S 4170 RD Subdivision Lot/Block / Parcel Size .78 - Acres Sec/Twn/Rng 34 / 22 / 16 / 1 Neighborhood 2116 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>\\tsclient\TRANDY\11-15-2022\101_1115\IMG_0069.JPG 11/15/2022</p>														
Legal Description Lat/Long: 36.34802605 -95.57907528																			
ALL THAT PART OF SE/4 NE/4 NE/4 LYING E OF RD; LESS NORTHERLY 210' THEREOF AND LESS TR DESC AS BEG 210' SE OF N/L OF SE/4 NE/4 NE/4; TH E TO E/L OF SE/4 NE/4 NE/4; TH SW'ERLY TO PT ON EASTERLY LINE OF SAID ROAD; 50' SE OF POB; TH NW'ERLY ALONG E/L OF SAID ROAD TO					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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
H	Homestead	Yes	1,000	1,000	/	ROSE, JUDY K	09/25/2019	0	4										
					1048/642	GRAY, KENNETH J	11/20/1996	0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	88.320	Current Tax										
Remove Cap	0	Land Value	26,662	21,916	11%	2,411	Assessed	15,920	1,406.05										
Year Frozen	0	Improvements	141,436	122,809		13,509	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-88.00										
TIF Project ID	0	Total Value	168,098	144,725		15,920	Total Taxable	14,920	1,318.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660029604	LUTON FAMILY REVOCABLE TRUST			9	156,678	1000	14,456	1,277.00										
2024	2024-660029604	LUTON FAMILY REVOCABLE TRUST			9	163,553	1000	14,005	1,242.00										
2023	2023-660029604	LUTON FAMILY REVOCABLE TRUST			9	132,445	1000	13,569	1,232.00										
2022	2022-660029604	LUTON FAMILY REVOCABLE TRUST			9	132,127	1000	13,534	1,242.00										
2021	2021-660029604	LUTON FAMILY REVOCABLE TRUST			9	131,902	1000	13,509	1,191.00										
2020	2020-660029604	LUTON FAMILY REVOCABLE TRUST			9	129,938	1000	13,198	1,202.00										
2019	2019-660029604	ROSE, JUDY K			9	125,317	1000	12,785	1,145.00										
2018	2018-660029604	ROSE, JUDY K			9	128,887	1000	12,939	1,173.00										
2017	2017-660029604	ROSE, JUDY K			9	127,910	1000	12,533	1,119.00										
2016	2016-660029604	ROSE, JUDY K			9	124,869	1000	12,139	1,079.00										
2015	2015-660029604	ROSE, JUDY K			9	122,027	1000	11,756	1,070.00										
2014	2014-660029604	ROSE, JUDY K			9	123,114	1000	11,385	1,050.00										
2013	2013-660029604	ROSE, JUDY K			9	118,478	1000	11,024	1,000.00										




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Lot Data	Square-Foot - NBHD 2116 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.6955 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 30,298.00 x .88 = 26,662 Factor Value Adjustments 1.0000 Lot Value 26,662		 <p>\\tsclient\TRANDY\11-15-2022\101_1115\IMG_0069.JPG 11/15/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,774 / 2,142
Style	100% 1 1/2 Story Finished
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1977 / 37

Cost Approach				Manual : 01/2025			
Base Cost	76.82	Total Misc Impr	+	9,115			
Roofing Adj	+ 3.25	Garage Cost	+				
Subfloor Adj	+ 1.91	Total RCN	=	194,612			
Heat/Cool Adj	+ 0.76	Depreciation (48%)	-	93,414			
Plumbing Adj	+ 3.86	Lump Sums	+	5,031			
Basement Adj	+ 0.00	RCNLD	=	106,229			
Adj Base Cost	= 86.60	Lot Value	+	26,662			
Total Area	x 2,142	Indicated Value	=	132,891			
Adjusted Cost	= 185,497	Value Per SqFt		62.04			

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1 Test		
Adusted R	0.8445		
Indicated Value	164,257	76.68	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	NewTest
Comparables	
Indicated Value	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	106,229		
Lot Value	26,662		
Indicated Value	132,891	62.04	Per SqFt
Agland Value			
Site Improvements	35,207		
Total Value	168,098	78.48	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	71059	8x4		32	21.19		678
PRCH	SLAB PORCH - COVERED	71060	8x8		64	21.09		1,350
PRCH	SLAB PORCH - COVERED	71061	120		120	20.92		2,510
WODO	WOOD DECK - OPEN	71063	25x19		475	15.13	30%	5,031



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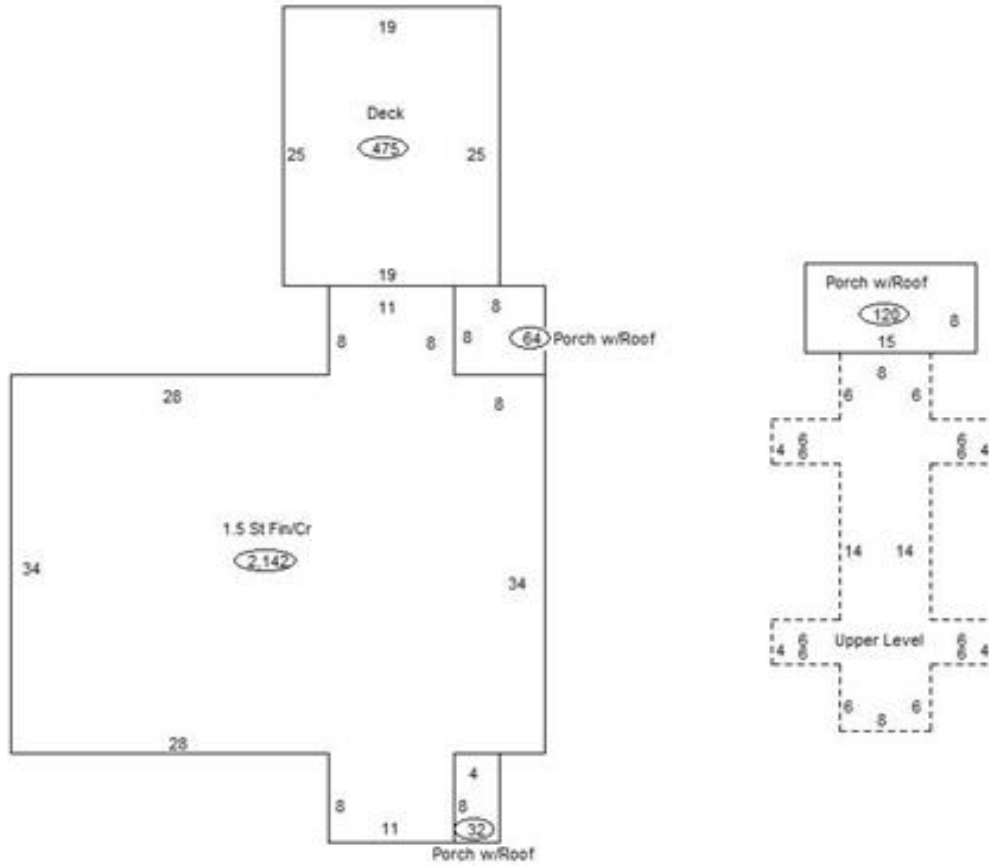
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Crawl	13	1.5 St Fin/Cr	1,774	1.207	2,142
2	M	PRCH		13	SLBC	32	1.000	32
3	M	PRCH		13	SLBC	64	1.000	64
4	M	PRCH		13	SLBC	120	1.000	120
5	U	^UL	Overhang	13	Upper Level	368	1.000	368
6	M	WODO		13	WODO	475	1.000	475
Total Building Area						1,774		2,142



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			1,232
	Qual	2	Cond 3	Year	Eff Age	
	Valuation Summary Base Cost (30.09 x 1,232)		37,071	Modifier Total		RCN 37,071 Depr (15% Phys/ % Func) 5,561
	BARN	BARN	10x38x0			380
	Qual	3	Cond 3	Year	Eff Age	
	Valuation Summary Base Cost (10.48 x 380)		3,982	Modifier Total		RCN 3,982 Depr (30% Phys/ % Func) 1,195
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary Base Cost (4.68 x)			Modifier Total		RCN Depr (0% Phys/ % Func)
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary Base Cost (4.68 x)			Modifier Total		RCN Depr (0% Phys/ % Func)
	CP	Carport Dirt	20x20x0			400
	Qual		Cond	Year	Eff Age	
	Valuation Summary Base Cost (3.50 x 400)		1,400	Modifier Total		RCN 1,400 Depr (35% Phys/ % Func) 490