



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:31:51  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660029944 <b>Parcel ID</b> 000000-00-0-00375-002-0001 <b>Cadastral ID</b> 35-20-14-04220 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 3 <b>Tax Area</b> 1 - CATOOSA OT <b>Name ID</b> 334920 TEEPEE INVESTMENTS LLC  PO BOX 1222 CATOOSA OK 74015-0000  <b>Parcel Location</b>  <b>Situs</b> <b>Subdivision</b> HIGHLAND ACRES <b>Lot/Block</b> 0001 / 0002 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 35 / 20 / 14 / 5 <b>Neighborhood</b> 1045 - R-V03-SW CATOOSA <b>School District</b> S002 - CATOOSA SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-5-24\IMG_000: 5/25/2021</p>																																																																																																																				
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Lot Data		Square-Foot - NBHD 1045 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.3236		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	14,095.00 x 2.45 = 34,533		
Factor Value			
Adjustments	1.0000		
Lot Value	34,533		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-5-24\IMG\_000: 5/25/2021

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	504 / 504
Style	100% One Story
HVAC	1 Wall Air Conditioners (Count)
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1990 / 27

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	61,540	122.10	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	106.35	Total Misc Impr	+	0	
Roofing Adj	+ 4.93	Garage Cost	+		
Subfloor Adj	+ 2.91	Total RCN	=	62,562	
Heat/Cool Adj	+ 0.00	Depreciation ( 39%)	-	24,399	
Plumbing Adj	+ 9.94	Lump Sums	+	1,433	
Basement Adj	+ 0.00	RCNLD	=	39,596	
Adj Base Cost	= 124.13	Lot Value	+	34,533	
Total Area	x 504	Indicated Value	=	74,129	
Adjusted Cost	= 62,562	Value Per SqFt		147.08	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	39,596		
Lot Value	34,533		
Indicated Value	74,129	147.08	Per SqFt
Agland Value			
Site Improvements			
Total Value	74,129	147.08	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	Wood Deck - Covered	175537	10x3		30	47.78		1,433



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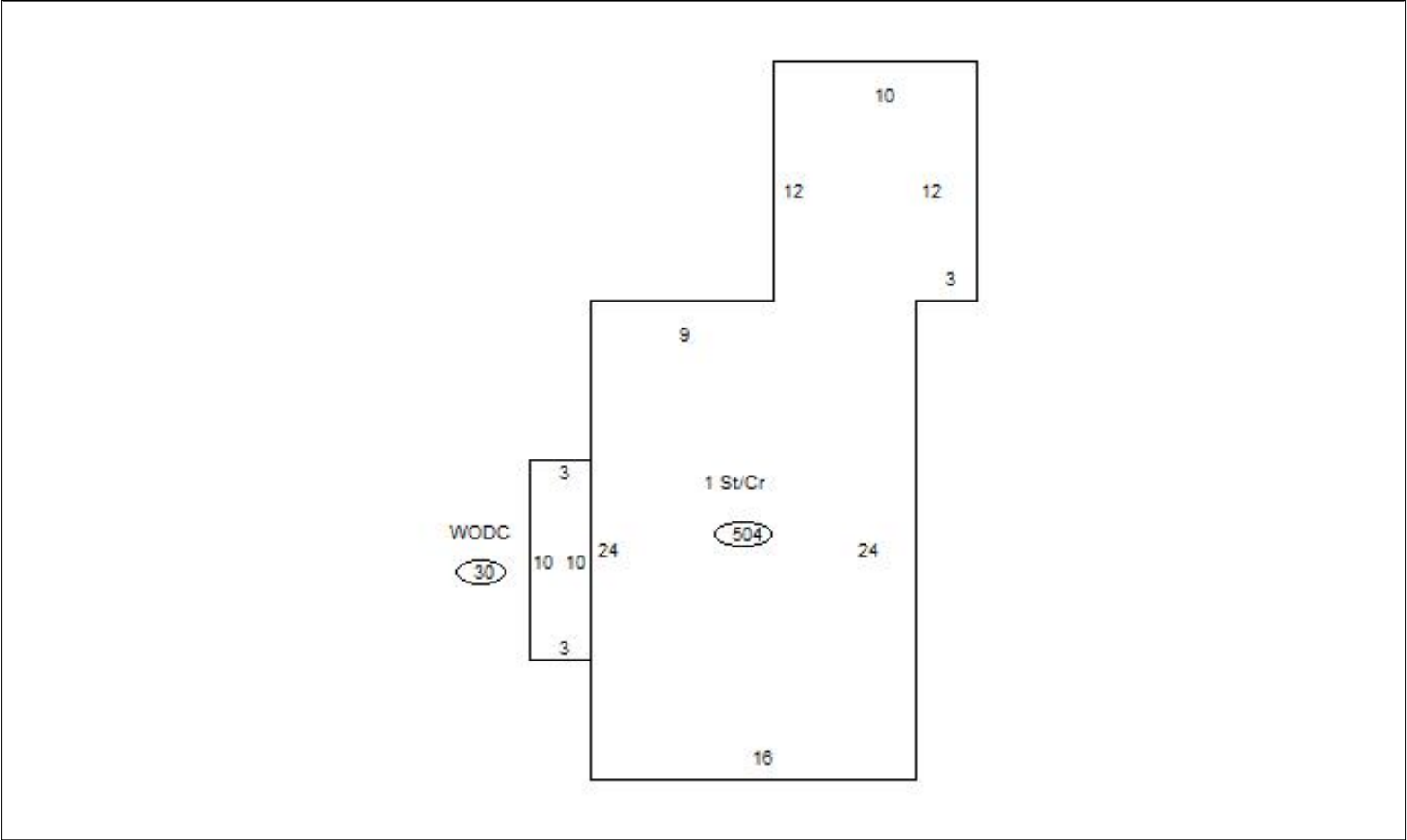
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### Sketch Image

660029944



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	504	1.000	504
2	M	WODC		10	WODC	30	1.000	30
<b>Total Building Area</b>						504		504