



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 10:11:06
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Assessment Data					Primary Image														
Account	660030081																		
Parcel ID	000000-00-0-00375-013-0007																		
Cadastral ID	35-20-14-05630																		
Property Type	REAL - Real Property																		
Property Class	UCP	VI Area	3																
Tax Area	1 - CATOOSA OT																		
Name ID	315772																		
SSF REAL PROPERTIES LLC																			
P.O. BOX 799																			
CATOOSA OK 74015-0000																			
Parcel Location					OPEN CHECK 12/9/2019														
Situs	01203 N 161ST E AVE				<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>2016 3597</td><td>R20-NEW COMMERCIAL BUSINESS 4C</td><td>09/2016</td><td>12/2019</td><td>200,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	2016 3597	R20-NEW COMMERCIAL BUSINESS 4C	09/2016	12/2019	200,000
Number	Description	Opened	Closed	Amount															
2016 3597	R20-NEW COMMERCIAL BUSINESS 4C	09/2016	12/2019	200,000															
Subdivision	HIGHLAND ACRES																		
Lot/Block	0007 / 0013	Parcel Size	1 - Lots																
Sec/Twn/Rng	35 / 20 / 14 / 5																		
Neighborhood	5001 - TASC 2016																		
School District	S002 - CATOOSA SCHOOLS																		
Legal Description	Lat/Long: 36.17373491 -95.79716589				Building Permits														
LOT 7 BLOCK 13 HIGHLAND ACRES					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
					2488/592	ADAMS, RONALD C	07/28/2015	17,500	12										
					2488/589	ADAMS, RONALD C & MABLE ALENE	07/28/2015	0	4										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax										
Remove Cap	2016	Land Value	6,999	6,999	11%	770	Assessed	770	82.13										
Year Frozen	0	Improvements	0	0		0	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	6,999	6,999		770	Total Taxable	770	82.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660030081	SSF REAL PROPERTIES LLC			1	6,999	0	770	82.00										
2024	2024-660030081	SSF REAL PROPERTIES LLC			1	6,999	0	770	81.00										
2023	2023-660030081	SSF REAL PROPERTIES LLC			1	6,999	0	770	79.00										
2022	2022-660030081	SSF REAL PROPERTIES LLC			1	6,999	0	770	77.00										
2021	2021-660030081	SSF REAL PROPERTIES LLC			1	1	0		.00										
2020	2020-660030081	SSF REAL PROPERTIES LLC			1	1	0		.00										
2019	2019-660030081	SSF REAL PROPERTIES LLC			1	10,000	0	809	73.00										
2018	2018-660030081	SSF REAL PROPERTIES LLC			1	7,000	0	770	69.00										
2017	2017-660030081	SSF REAL PROPERTIES LLC			1	7,000	0	770	70.00										
2016	2016-660030081	SSF REAL PROPERTIES LLC			1	7,000	0	770	68.00										
2015	2015-660030081	SSF REAL PROPERTIES LLC			1	5,000	0	550	49.00										
2014	2014-660030081	ADAMS, RONALD C & MABLE ALENE			1	5,000	0	550	50.00										
2013	2013-660030081	ADAMS, RONALD C & MABLE ALENE			1	5,000	0	550	49.00										

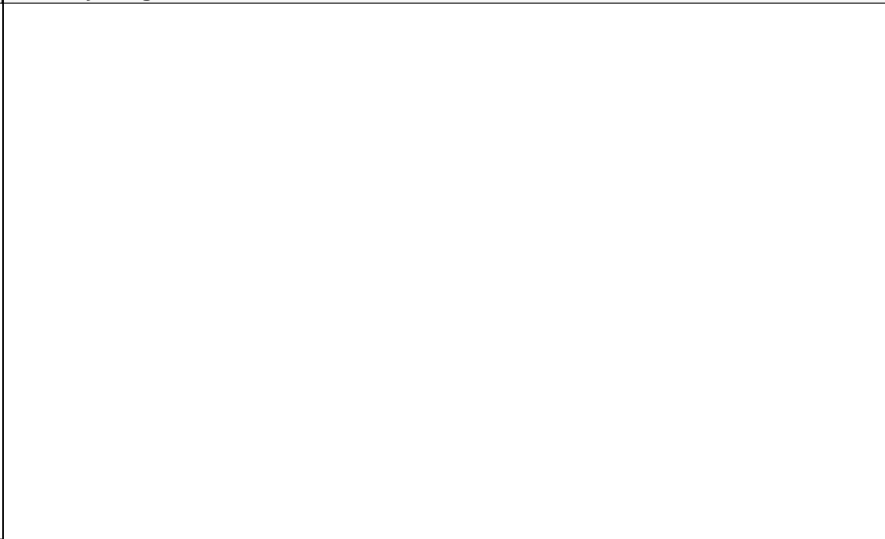


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Lot Data	Primary Image
<p>Lot Size x</p> <p>Lot Count</p> <p>Units Buildable</p> <p>Non-Ag Acres</p> <p>Topography</p> <p>Street Access</p> <p>Utilities</p> <p>Amenities</p> <p>Value Model 1835 COMM</p> <p>Value Method Square-Foot</p> <p>Base Lot Value 15,166.00 x 1.25 = 18,958</p> <p>Factor Value 0</p> <p>Adjustments 36.92%</p> <p>Lot Value 6,999</p>	
Cost Approach	
<p>Manual Date 01/2025</p> <p>Total Building Area</p> <p>Total Base Value</p> <p>Modifier Value</p> <p>Misc Improvements</p> <p>Replacement Cost New</p> <p>Phys/Func Depreciation Loss</p> <p>RCN Less Phys/Func</p> <p>Economic Depreciation</p> <p>RCNLD (All Sources)</p> <p>Depreciated Improvements</p> <p>Outbuilding Value</p> <p>Total Improvement Value</p> <p>Land Value 6,999</p> <p>Cost Approach Value 6,999</p>	<p>Image Information</p> <p>Image ID 914665</p> <p>Image Date 12/9/2019</p> <p>Name IMG_0006.JPG</p> <p>Description OPEN CHECK</p>
Income Approach	Value Reconciliation
<p>Potential Gross Income (PGI)</p> <p>Vacancy & Collection Loss</p> <p>Miscellaneous Income</p> <p>Effective Gross Income (EGI)</p> <p>Total Expenses</p> <p>Net Operating Income (NOI)</p> <p>Income Capitalization Rate</p> <p>Indicated Value</p>	<p>Selected Valuation Method Cost Approach</p> <p>Total Improvement Value</p> <p>Land Value 6,999</p> <p>Total Appraised Value 6,999</p>