




# 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> 660030153 <b>Parcel ID</b> 000000-00-0-00375-020-0002 <b>Cadastral ID</b> 35-20-14-06350 <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> 318251 SAYLOR, LOYCE MARY & CHARLES DAVID  1210 N 171ST E AVE TULSA OK 74116-0000  <b>Parcel Location</b> <b>Situs</b> 01210 N 171ST E AVE <b>Subdivision</b> HIGHLAND ACRES <b>Lot/Block</b> 0002 / 0020 <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\2021-6-3\IMG_0061. 6/7/2021</p>														
<b>Legal Description</b> Lat/Long: 36.17305336 -95.78672190																			
LOT 2 BLOCK 20 HIGHLAND ACRES					<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					
Number	Description	Opened	Closed	Amount															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
H	Homestead	Yes	1,000	1,000	2547/764 866/36	DAVIS, STACI R &	04/12/2016	92,000	YES 0 No										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	106.660	<b>Current Tax</b>										
Remove Cap	2017	<b>Land Value</b>	32,700	21,134	11%	2,325	<b>Assessed</b>	10,590	1,129.53										
Year Frozen	2020	<b>Improvements</b>	116,257	75,135		8,265	<b>Penalty</b>	0											
Uncapped Value	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000	-107.00										
TIF Project ID	0	<b>Total Value</b>	148,957	96,269		10,590	<b>Total Taxable</b>	9,590	1,023.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660030153	SAYLOR, LOYCE MARY &			1	108,493	1000	9,590	1,023.00										
2024	2024-660030153	SAYLOR, LOYCE MARY &			1	114,012	1000	9,589	1,012.00										
2023	2023-660030153	SAYLOR, LOYCE MARY &			1	117,699	1000	9,589	984.00										
2022	2022-660030153	SAYLOR, LOYCE MARY &			1	96,269	1000	9,589	963.00										
2021	2021-660030153	SAYLOR, LOYCE MARY &			1	98,024	1000	9,640	848.00										
2020	2020-660030153	SAYLOR, LOYCE MARY &			1	98,772	1000	9,639	854.00										
2019	2019-660030153	SAYLOR, LOYCE MARY &			1	93,902	1000	9,329	838.00										
2018	2018-660030153	SAYLOR, LOYCE MARY &			1	93,778	1000	9,316	832.00										
2017	2017-660030153	SAYLOR, LOYCE MARY &			1	92,984	0	10,228	924.00										
2016	2016-660030153	SAYLOR, LOYCE MARY &			1	69,235	1000	5,249	467.00										
2015	2015-660030153	DAVIS, STACI R &			1	65,341	1000	5,067	453.00										
2014	2014-660030153	DAVIS, STACI R &			1	67,815	1000	4,890	442.00										
2013	2013-660030153	DAVIS, STACI R &			1	63,925	1000	4,719	422.00										




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Lot Data	Square-Foot - NBHD 1045 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 1 <b>Non-Ag Acres</b> 0.3064 <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> 13,347.00 x 2.45 = 32,700 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 32,700		 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-3\IMG_0061. 6/7/2021</p>

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	4 - Good
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	40% Veneer, Stone 60% Frame, Plywood or Hardt
<b>Base/Total Area</b>	1,326 / 1,326
<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>	0
<b>Fixture/RghIn</b>	4 /
<b>Bed/F/H Bath</b>	2 / 1.0 /
<b>Basement Area</b>	
<b>Garage Type</b>	
<b>Remodel</b>	
<b>Year/Eff Age</b>	1968 / 44

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> 153,931 116.09 Per SqFt

Direct Comparables
<b>Selection Model</b> A Adam Test <b>Adjustment Model</b> 1 2022 Residential <b>Comparables</b> 4 <b>Indicated Value</b> 102,870 Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	120.74	<b>Total Misc Impr</b>	+ 0	<b>Garage Cost</b>	+		
<b>Roofing Adj</b>	+ 6.46	<b>Total RCN</b>	= 198,237	<b>Depreciation ( 51%)</b>	-	101,101	
<b>Subfloor Adj</b>	+ 0.00	<b>Lump Sums</b>	+ 11,338	<b>RCNLD</b>	=	108,474	
<b>Heat/Cool Adj</b>	+ 16.31	<b>Lot Value</b>	+ 32,700	<b>Indicated Value</b>	=	141,174	
<b>Plumbing Adj</b>	+ 5.99	<b>Value Per SqFt</b>				106.47	
<b>Basement Adj</b>	+ 0.00						
<b>Adj Base Cost</b>	= 149.50						
<b>Total Area</b>	x 1,326						
<b>Adjusted Cost</b>	= 198,237						

Value Reconciliation
<b>Selected Approach</b> Cost Approach <b>Improvements</b> 108,474 <b>Lot Value</b> 32,700 <b>Indicated Value</b> 141,174 106.47 Per SqFt <b>Agland Value</b> <b>Site Improvements</b> 7,783 <b>Total Value</b> 148,957 112.34 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	WOOD DECK - OPEN	71976	8x8		64	36.24	6%	2,180
WODC	Wood Deck - Covered	71977	26x7		182	50.32		9,158



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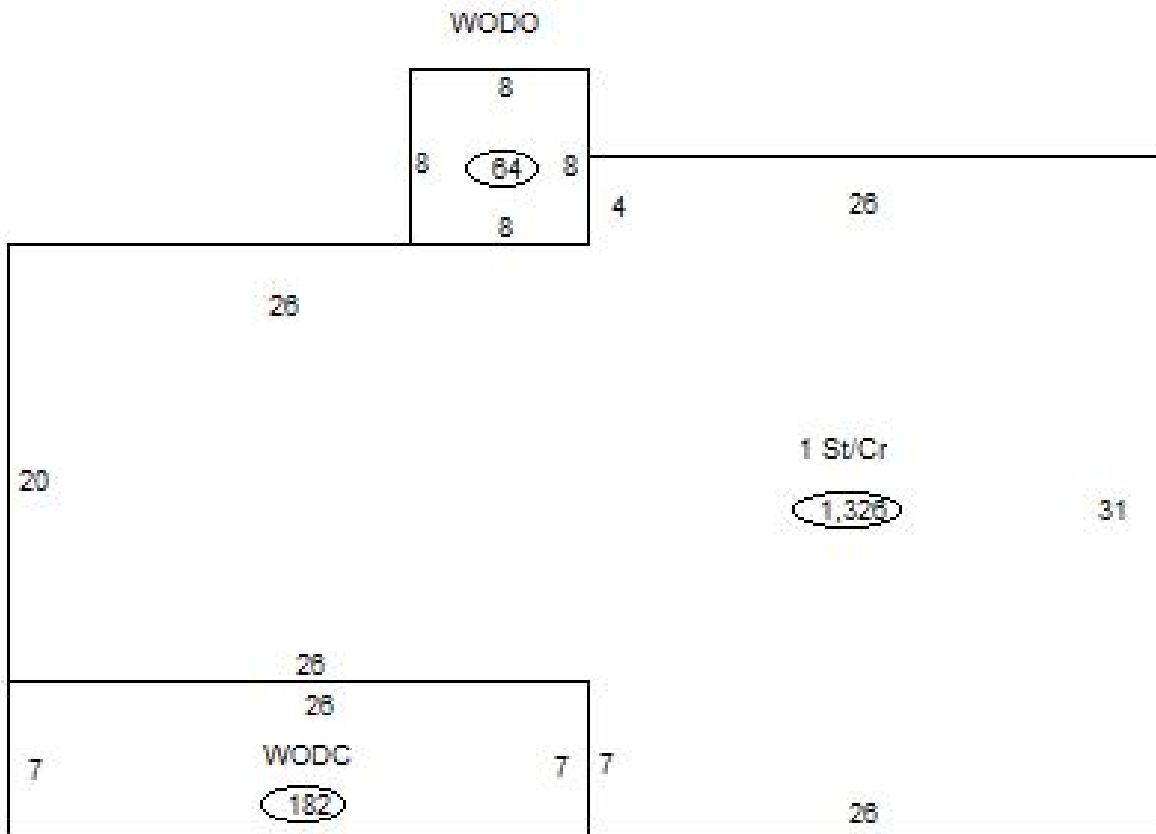
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,326	1.000	1,326
2	M	WODO		13	WODO	64	1.000	64
3	M	WODC		13	WODC	182	1.000	182
<b>Total Building Area</b>						1,326		1,326



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PCPT	Carport - Portable	18x20x0	Gravel	Formed Metal	360
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2022	<b>Eff Age</b> 3		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (11% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (4.43 x 360)		1,595		1,595	175	1,420
	PCPT	Carport - Portable	10x20x8	Gravel	Formed Metal	200
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2016	<b>Eff Age</b> 8		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (33% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (4.38 x 200)		876		876	289	587
	PCPT	Carport - Portable	18x20x8	Gravel	Formed Metal	360
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2010	<b>Eff Age</b> 12		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (53% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (4.43 x 360)		1,595		1,595	845	750
	SHDS	Shed - Small	16x16x6	Plank	Formed Metal	256
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2010	<b>Eff Age</b> 12		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (46% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (23.05 x 256)		5,901		5,901	2,714	3,187
	SHDS	Shed - Small	8x16x6	Plank	Formed Metal	128
<b>Qual</b>	3	<b>Cond</b> 3	<b>Year</b> 2010	<b>Eff Age</b> 12		
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (46% Phys/ % Func)</b>	<b>RCNLD</b>	
Base Cost (26.61 x 128)		3,406		3,406	1,567	1,839