



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 21:19:37
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Assessment Data					Primary Image																																																																																																																				
Account 660030406 Parcel ID 20N15E-35-2-00000-000-0000 Cadastral ID 35-20-15-04000 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 22 - CATOOSA / FAIR OAKS FD Name ID 162424 HAUETER, FREDERICK L & PAULA J 30245 S 4110 RD CATOOSA OK 74015-0000																																																																																																																									
Parcel Location Situs 30245 S 4110 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 35 / 20 / 15 / 2 Neighborhood 2015 - UNPLATTED School District S002 - CATOOSA SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.17278031 -95.68840242					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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 2015 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	9.8272							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY					0		
	FLOOD ZONE					0		
Method	Square-Foot							
Base Lot Value	428,071.00 x .30 = 127,709			660030406_001.JPG		1/13/2026		
Factor Value				GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	127,709			Gross Rent				0.00
Residential Data				Indicated Value				
Type	1 Single Family Residence			Multiple Regression				
Condition	3 - Average			MRA Code				1 Test
Quality	4 - Good			Adusted R				0.8445
Architecture	TRAD TRADITIONAL			Indicated Value				484,959 150.75 Per SqFt
Style	100% 1 1/2 Story Finished			Direct Comparables				
Exterior Wall	100% Veneer, Masonry			Selection Model				1 Res
Base/Total Area	1,913 / 3,217			Adjustment Model				A2 AO Test
Style	100% 1 1/2 Story Finished			Comparables				
HVAC	100% Warmed & Cooled Air			Indicated Value				
Roof Cover	1 Composition Shingle			Value Reconciliation				
Area on Slab	1,913			Selected Approach				Cost Approach
Fixture/RghIn	16 /			Improvements				357,248
Bed/F/H Bath	4 / 2.0 / 1.0			Lot Value				127,709
Basement Area				Indicated Value				484,957 150.75 Per SqFt
Garage Type	960 Attached Garage - Finished 2 Stalls			Agland Value				
Remodel				Site Improvements				38,680
Year/Eff Age	1997 / 22			Total Value				523,637 162.77 Total Value Per SqFt
Cost Approach				Manual : 01/2025				
Base Cost	100.78	Total Misc Impr	+	12,130				
Roofing Adj	+ 3.64	Garage Cost	+	54,634				
Subfloor Adj	+ -2.78	Total RCN	=	474,840				
Heat/Cool Adj	+ 16.31	Depreciation (26%)	-	123,458				
Plumbing Adj	+ 8.90	Lump Sums	+	5,866				
Basement Adj	+ 0.00	RCNLD	=	357,248				
Adj Base Cost	= 126.85	Lot Value	+	127,709				
Total Area	x 3,217	Indicated Value	=	484,957				
Adjusted Cost	= 408,076	Value Per SqFt		150.75				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	72355	25x6		150	32.57		4,886
WODO	WOOD DECK - OPEN	135170	18x17		306	21.30	10%	5,866



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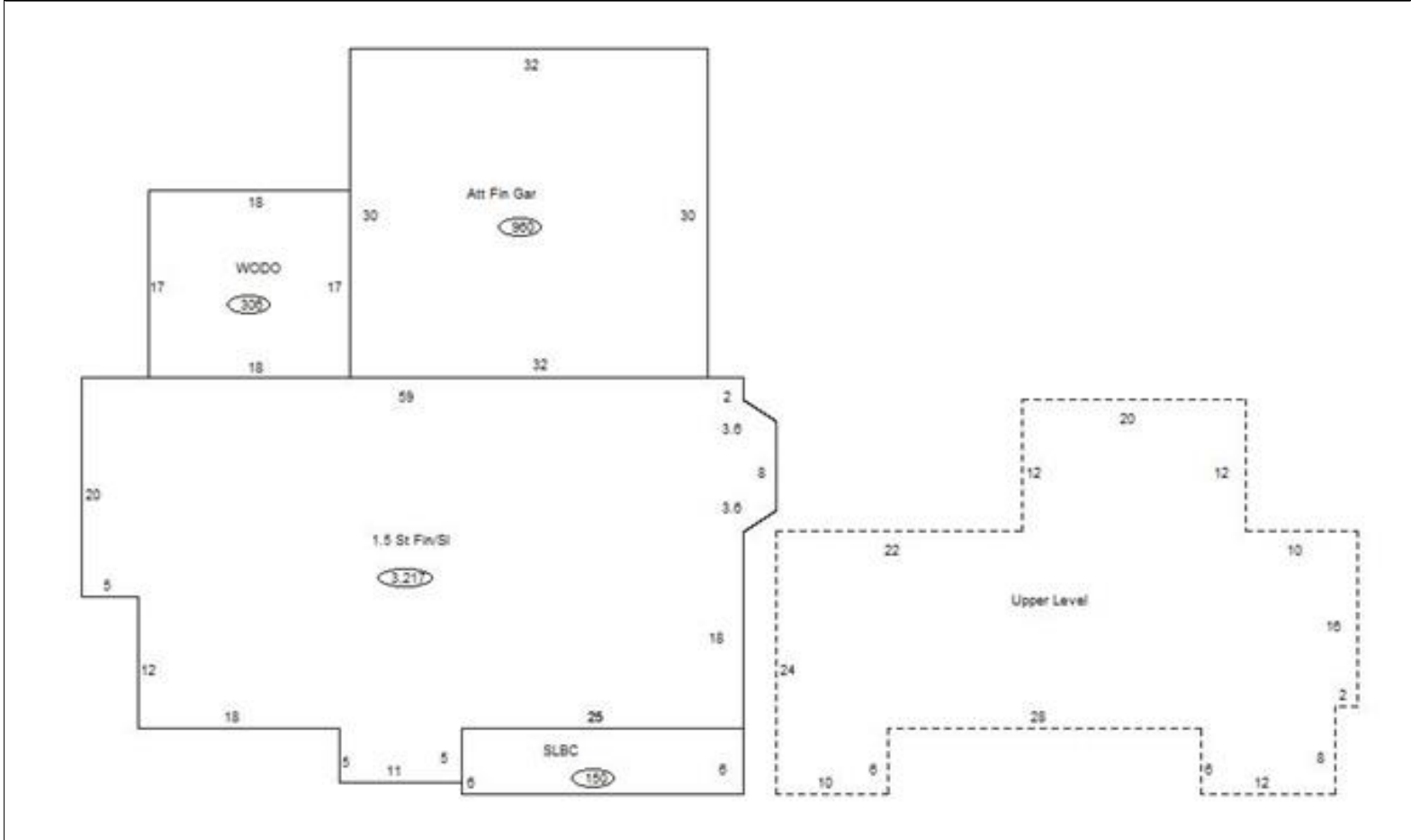
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/Sl	1,913	1.682	3,217
2	M	PRCH		13	SLBC	150	1.000	150
3	U	^UL	Overhang	13	Upper Level	1,304	1.000	1,304
4	G	5		13	Att Fin Gar	960	1.000	960
5	M	WODO		13	WODO	306	1.000	306
Total Building Area						1,913		3,217



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	50x30x12	Concrete	Formed Metal	1,500
	Qual 3	Cond 3	Year 2017	Eff Age 7		
		Valuation Summary	Modifier Total	RCN	Depr (13% Phys/ % Func)	RCNLD
		Base Cost (29.64 x 1,500)	44,460	44,460	5,780	38,680