




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 660031162 Parcel ID 000000-00-0-20200-007-0022 Cadastral ID 36-20-14-03470 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 329078 VEEN, QUINTIJN & BRENNAN 1371 ASPEN LN CATOOSA OK 74015-0000 Parcel Location Situs 01371 ASPEN LN Subdivision WOODCREST ESTATES Lot/Block 0022 / 0007 Parcel Size 1 - Lots Sec/Twn/Rng 36 / 20 / 14 / 5 Neighborhood 1193 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-6-29\IMG_009' 6/30/2021</p>														
Legal Description Lot/Long: 36.17565913 -95.76915829																			
LOT 22 BLOCK 7 WOODCREST ESTATES					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					
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	/	RUSSELL, HENRY E TRUSTEE	10/03/2019	124,000	YES										
H	Homestead	No	1,000																
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax										
Remove Cap	2020	Land Value	37,348	30,639	11%	3,370	Assessed	15,711	1,675.74										
Year Frozen	2013	Improvements	122,598	112,192		12,341	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-107.00										
TIF Project ID	0	Total Value	159,946	142,831		15,711	Total Taxable	14,711	1,569.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660031162	VEEN, QUINTIJN &			1	154,237	1000	14,254	1,520.00										
2024	2024-660031162	VEEN, QUINTIJN &			1	171,754	1000	13,810	1,457.00										
2023	2023-660031162	VEEN, QUINTIJN &			1	130,712	1000	13,378	1,373.00										
2022	2022-660031162	VEEN, QUINTIJN &			1	128,984	1000	13,188	1,324.00										
2021	2021-660031162	VEEN, QUINTIJN &			1	132,385	1000	13,209	1,162.00										
2020	2020-660031162	VEEN, QUINTIJN &			1	125,408	1000	12,795	1,133.00										
2019	2019-660031162	RUSSELL, HENRY E TRUSTEE			1	133,504	1000	10,603	952.00										
2018	2018-660031162	RUSSELL, HENRY E TRUSTEE			1	133,776	1000	10,602	946.00										
2017	2017-660031162	RUSSELL, HENRY E TRUSTEE			1	132,634	1000	10,602	957.00										
2016	2016-660031162	RUSSELL, HENRY E TRUSTEE			1	129,140	1000	10,602	943.00										
2015	2015-660031162	RUSSELL, HENRY E TRUSTEE			1	126,025	1000	10,603	948.00										
2014	2014-660031162	RUSSELL, HENRY E TRUSTEE			1	127,029	1000	10,603	959.00										
2013	2013-660031162	RUSSELL, HENRY E TRUSTEE			1	119,672	1000	10,602	949.00										



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Lot Data	Square-Foot - NBHD 1193 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.2143	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	9,337.00 x 4.00 = 37,348	
Factor Value		
Adjustments	1.0000	
Lot Value	37,348	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	30% Veneer, Stone 70% Frame, Siding, Vinyl
Base/Total Area	1,518 / 1,518
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,518
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Finished
Remodel	
Year/Eff Age	1981 / 34



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	162,184	106.84	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	195,150		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	101.72	Total Misc Impr	+	8,631			
Roofing Adj	+ 4.50	Garage Cost	+	15,646			
Subfloor Adj	+ -1.15	Total RCN	=	215,257			
Heat/Cool Adj	+ 11.47	Depreciation (44%)	-	94,713			
Plumbing Adj	+ 9.27	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	120,544			
Adj Base Cost	= 125.81	Lot Value	+	37,348			
Total Area	x 1,518	Indicated Value	=	157,892			
Adjusted Cost	= 190,980	Value Per SqFt		104.01			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	120,544		
Lot Value	37,348		
Indicated Value	157,892	104.01	Per SqFt
Agland Value			
Site Improvements	2,054		
Total Value	159,946	105.37	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	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	74005		94	94	23.97		2,253
PATO	SLAB PORCH - OPEN	74006	12x10		120	10.68		1,282



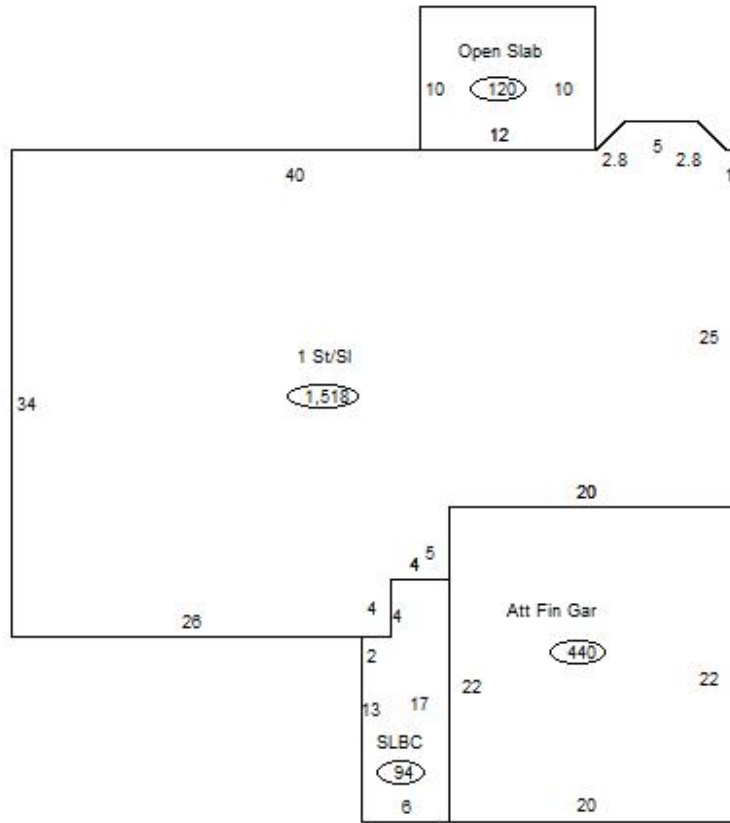
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,518	1.000	1,518
2	G	5		13	Att Fin Gar	440	1.000	440
3	M	PRCH		13	SLBC	94	1.000	94
4	M	PATO		13	Open Slab	120	1.000	120
Total Building Area						1,518		1,518



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x12x8	Plank	Composition Shingle	96
	Qual	3	Cond	3	Year	2020
				Eff Age	5	

Valuation Summary	Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
Base Cost (27.79 x 96)	2,668		2,668	614
				2,054