




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 660032081 Parcel ID 23N14E-36-4-00000-000-0000 Cadastral ID 36-23-14-00600 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 323415 HANNON REVOCABLE TRUST BENNY R HANNON & BILLY G HANNON & KEVIN D GAY-TRUSTEES 12600 S 4070 RD OOLOGAH OK 74053-0000					 <p>660032081 07/09/24</p> <p>660032081_005.JPG 7/9/2024</p>				
Parcel Location Situs 12500 S 4070 RD Subdivision Lot/Block / Parcel Size 230 - Acres Sec/Twn/Rng 36 / 23 / 14 / 4 Neighborhood 4030 - OOLOGAH RURAL School District S004 - OOLOGAH SCHOOLS									
Legal Description Lat/Long: 36.42727947 -95.76497597					Building Permits				
S2 NE NE SE AND SE & E2 SW & LESS SW SE SW.					Number	Description	Opened	Closed	Amount
					R3 6024	RECHECK FOR NEW MHLL	10/2002 01/2000	01/2003 12/2001	
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	2680/653	HANNON, NINA KEARL-LIFE ESTATE	10/25/2017		0 WB
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax
Remove Cap	0	Land Value	35,601	35,601	11%	3,916	Assessed	9,652	1,044.17
Year Frozen	0	Improvements	86,082	52,138		5,736	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-94.00
TIF Project ID	0	Total Value	121,683	87,739		9,652	Total Taxable	8,652	950.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660032081	HANNON REVOCABLE TRUST			10	106,403	1000	8,371	919.00
2024	2024-660032081	HANNON REVOCABLE TRUST			10	107,789	1000	8,097	862.00
2023	2023-660032081	HANNON REVOCABLE TRUST			10	94,691	1000	7,832	829.00
2022	2022-660032081	HANNON REVOCABLE TRUST			10	91,427	1000	7,575	797.00
2021	2021-660032081	HANNON REVOCABLE TRUST			10	76,427	1000	7,325	777.00
2020	2020-660032081	HANNON REVOCABLE TRUST			10	73,483	1000	7,083	764.00
2019	2019-660032081	HANNON REVOCABLE TRUST			10	73,561	1000	7,092	750.00
2018	2018-660032081	HANNON REVOCABLE TRUST			10	23,769	1000	1,216	144.00
2017	2017-660032081	HANNON, NINA KEARL-LIFE ESTATE			10	23,524	1000	1,151	144.00
2016	2016-660032081	HANNON, NINA KEARL-LIFE ESTATE			10	22,917	1000	1,088	126.00
2015	2015-660032081	HANNON, DONALD RAY &			10	22,551	1000	1,028	113.00
2014	2014-660032081	HANNON, DONALD RAY &			10	22,767	1000	969	106.00
2013	2013-660032081	HANNON, DONALD RAY &			10	17,376	1000	911	98.00



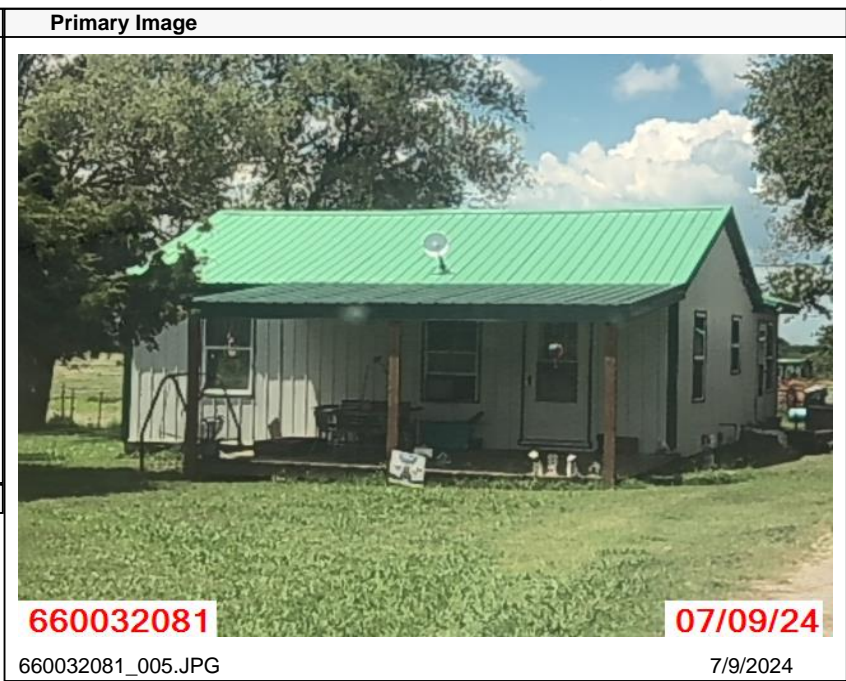
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Lot Data Units-Buildable - OOLOGAH RURAL (UNITS BUILDABLE)	
Lot Size	
Lot Count	0
Units Buildable	0
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



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07/09/24

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Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	1 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,080 / 1,080
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	4 Metal, Preformed
Area on Slab	1,080
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1959 / 67

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach	
Improvements	31,724	
Lot Value		
Indicated Value	31,724	29.37 Per SqFt
Agland Value	35,601	
Site Improvements	54,358	
Total Value	121,683	112.67 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	80.39	Total Misc Impr	+	0
Roofing Adj	+ 4.47	Garage Cost	+	
Subfloor Adj	+ 0.00	Total RCN	=	97,016
Heat/Cool Adj	+ 0.70	Depreciation (73%)	-	70,822
Plumbing Adj	+ 4.27	Lump Sums	+	5,530
Basement Adj	+ 0.00	RCNLD	=	31,724
Adj Base Cost	= 89.83	Lot Value	+	
Total Area	x 1,080	Indicated Value	=	31,724
Adjusted Cost	= 97,016	Value Per SqFt		29.37

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	WOOD DECK - COVERED	146849	20x10		200	30.72	10%	5,530



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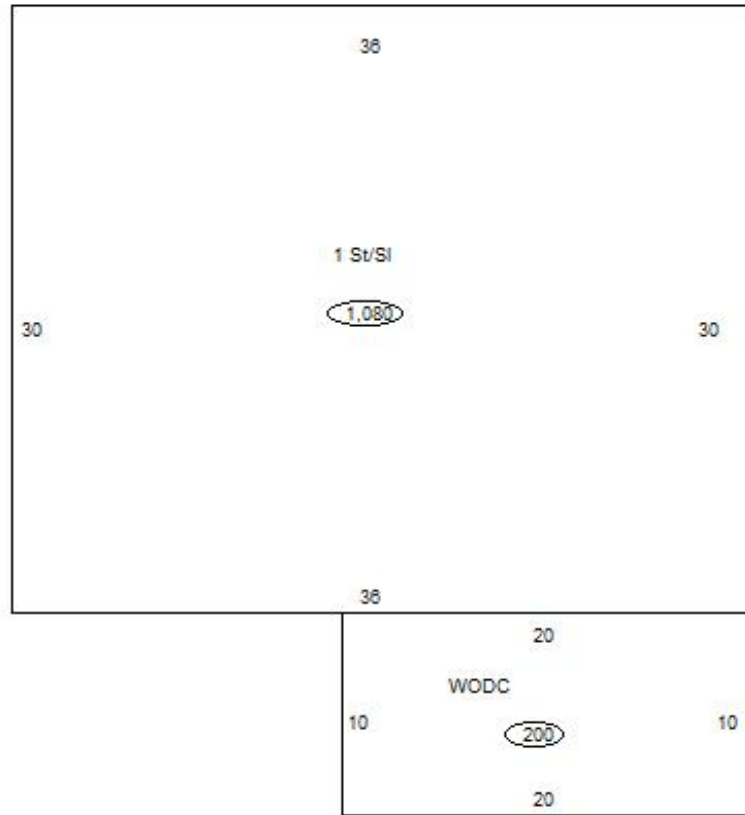
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	1,080	1.000	1,080
2	M	WODC		10	WODC	200	1.000	200
Total Building Area						1,080		1,080



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			2,400
	Qual 2	Cond 3	Year 2009	Eff Age		
	Valuation Summary Base Cost (25.84 x 2,400) 62,016		Modifier Total	RCN 62,016	Depr (15% Phys/ % Func) 9,302	RCNLD 52,714
	CP	Carport Dirt	22x14x0			308
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (3.50 x 308) 1,078		Modifier Total	RCN 1,078	Depr (35% Phys/ % Func) 377	RCNLD 701
	BARN	BARN	0x0x0			900
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (10.48 x 900) 9,432		Modifier Total	RCN 9,432	Depr (90% Phys/ % Func) 8,489	RCNLD 943
	STF	STG FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
	Valuation Summary Base Cost (4.68 x)		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			3.000	54	54	162	162
TMBR Totals						3.000			162	162
BDC2	BATES-DENNIS SOILS 3-5% S	NTV PST	59			5.000	142	142	708	708
BDC2	BATES-DENNIS SOILS 3-5% S	NTV PST	59			35.000	142	142	4,956	4,956
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30			3.000	72	72	216	216
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30			9.000	72	72	648	648
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			95.000	144	144	13,680	13,680
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			21.000	144	144	3,024	3,024
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			4.000	192	192	768	768
TAA	TALOKA SILT LOAM 0-1% SLO	NTV PST	84			5.000	202	202	1,008	1,008
VF	VERDIGRIS SOILS FREQUENTL	NTV PST	47			5.000	113	113	564	564
NTV PST Totals						182.000			25,572	25,572
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			10.000	168	168	1,680	1,680
DNB	DENNIS SILT LOAM 1-3% SLO	IMP PST	80			4.000	224	224	896	896
TAA	TALOKA SILT LOAM 0-1% SLO	IMP PST	84			31.000	235	235	7,291	7,291
IMP PST Totals						45.000			9,867	9,867
Total Agland						230.000			35,601	35,601