



# 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> 660052204 <b>Parcel ID</b> 22N14E-27-2-00000-000-0000 <b>Cadastral ID</b> 27-22-14-00630 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 27 - COLLINSVILLE/COLL FIRE <b>Name ID</b> 255040 FRY, RONALD E  TRUSTEE 14283 N 152ND E AVE COLLINSVILLE OK 74021-0000  <b>Parcel Location</b> <b>Situs</b> 14283 N 152ND E AVE <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 2.5 - Acres <b>Sec/Twn/Rng</b> 27 / 22 / 14 / 2 <b>Neighborhood</b> 4010 - 22-14 <b>School District</b> S026 - COLLINSVILLE SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.36143716 -95.80378725 NE NE SE NW																																																																																																																									
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Lot Data	Square-Foot - NBHD 4010 #1	Primary Image
<b>Lot Size</b> <b>Lot Count</b> <b>Units Buildable</b> 17250 <b>Non-Ag Acres</b> 2.5027 <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> 109,018.00 x .82 = 89,333 <b>Factor Value</b> <b>Adjustments</b> 1.0000 <b>Lot Value</b> 89,333		

Residential Data	
<b>Type</b>	1 Single Family Residence
<b>Condition</b>	3 - Average
<b>Quality</b>	3.5 - Average
<b>Architecture</b>	TRAD TRADITIONAL
<b>Style</b>	100% One Story
<b>Exterior Wall</b>	100% Veneer, Masonry
<b>Base/Total Area</b>	2,688 / 2,688
<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>	2,688
<b>Fixture/RghIn</b>	14 /
<b>Bed/F/H Bath</b>	4 / 2.5 /
<b>Basement Area</b>	
<b>Garage Type</b>	615 Attached Garage - Finished 3 Stalls
<b>Remodel</b>	
<b>Year/Eff Age</b>	2003 / 17



\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-9- 9/16/2020

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>Adjusted R</b>	0.8445		
<b>Indicated Value</b>	399,417	148.59	Per SqFt

Direct Comparables	
<b>Selection Model</b>	1 Res
<b>Adjustment Model</b>	A2 AO Test
<b>Comparables</b>	
<b>Indicated Value</b>	

Value Reconciliation			
<b>Selected Approach</b>	Cost Approach		
<b>Improvements</b>	328,001		
<b>Lot Value</b>	89,333		
<b>Indicated Value</b>	417,334	155.26	Per SqFt
<b>Agland Value</b>			
<b>Site Improvements</b>	61,284		
<b>Total Value</b>	478,618	178.06	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
<b>Base Cost</b>	107.33	<b>Total Misc Impr</b>	+	20,962			
<b>Roofing Adj</b>	+ 5.11	<b>Garage Cost</b>	+	29,323			
<b>Subfloor Adj</b>	+ -3.29	<b>Total RCN</b>	=	404,940			
<b>Heat/Cool Adj</b>	+ 14.47	<b>Depreciation ( 19%)</b>	-	76,939			
<b>Plumbing Adj</b>	+ 8.32	<b>Lump Sums</b>	+	0			
<b>Basement Adj</b>	+ 0.00	<b>RCNLD</b>	=	328,001			
<b>Adj Base Cost</b>	= 131.94	<b>Lot Value</b>	+	89,333			
<b>Total Area</b>	x 2,688	<b>Indicated Value</b>	=	417,334			
<b>Adjusted Cost</b>	= 354,655	<b>Value Per SqFt</b>		155.26			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	6,429.63		6,430
SHLT	STORM SHELTER	0		1	2021	0.00		
PRCH	SLAB PORCH - COVERED	77864	23x5		115	29.15		3,352
PRCH	Porch	77865	397		397	28.16		11,180



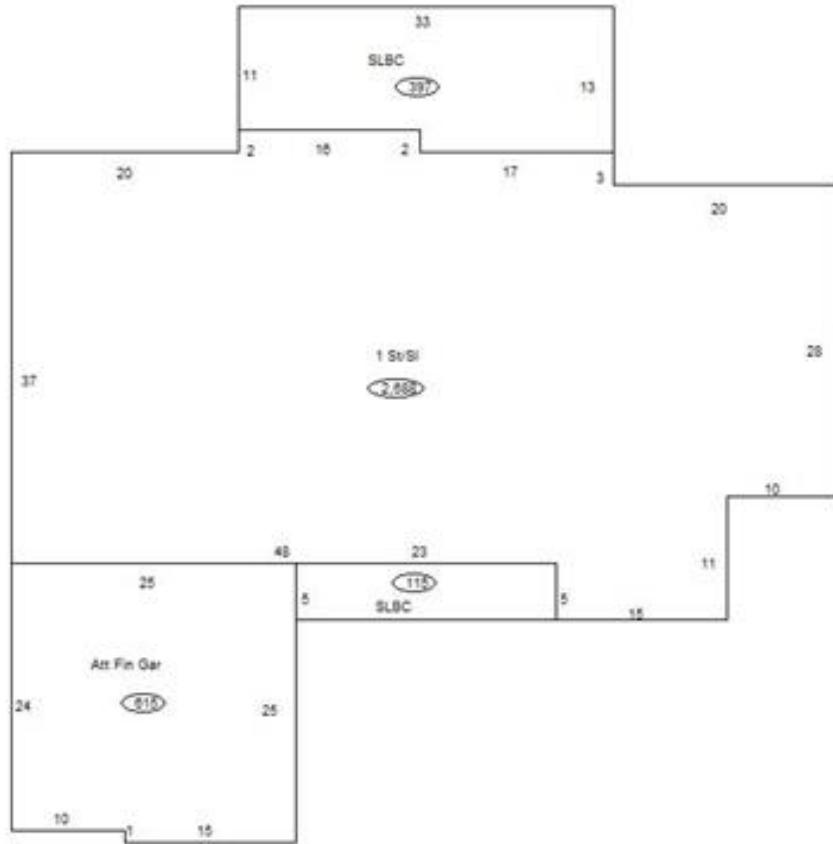
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Sketch Image

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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	2,688	1.000	2,688
2	G	5		13	Att Fin Gar	615	1.000	615
3	M	PRCH		13	SLBC	115	1.000	115
4	M	PRCH		13	SLBC	397	1.000	397
<b>Total Building Area</b>						2,688		2,688



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	70x50x10	Concrete	Formed Metal	3,500
	Qual	3.5	Cond 3	Year 2006	Eff Age 15	

Valuation Summary	Modifier Total	RCN	Depr (34% Phys/ % Func)	RCNLD
Base Cost (26.53 x 3,500)	92,855	92,855	31,571	61,284