



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 660057391 Parcel ID 20N15E-24-1-00000-000-0000 Cadastral ID 24-20-15-00510 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 22 - CATOOSA / FAIR OAKS FD Name ID 258597 MYERS, JACK L & KIMBERLY LIVING TRUST 28507 S 4130 RD CATOOSA OK 74015-6385 Parcel Location Situs 03150 N 289TH E AVE Subdivision Lot/Block / Parcel Size 1 - Acres Sec/Twn/Rng 24 / 20 / 15 / 1 Neighborhood 2015 - UNPLATTED School District S002 - CATOOSA SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (7)\IMG_0002.JPG 2/17/2022</p>														
Legal Description Lat/Long: 36.19873865 -95.65562711																			
TR IN GOV'T LOT 6, BEG SE/C NE/4, N 80-17 W 423.10' TO POB N 63 30 W 250', N 26-29 E 174. 25', S 63-30 E 250', S 26-29 W 174.15' TO POB & S 20', E 417' & S 80', W 20', E 437' GOV'T LOT 6					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> </td> <td> </td> <td> </td> <td> </td> <td> </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	989/169	HARDCASTLE HOMES, INC	02/24/1995	77,500	Yes										
					970/749	MYERS, JACK &	10/12/1994	0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	99.860	Current Tax										
Remove Cap	0		Land Value 27,373	22,859	11%	2,514	Assessed	17,911	1,788.59										
Year Frozen	0		Improvements 199,121	139,976		15,397	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	1,000	-93.00										
TIF Project ID	0		Total Value 226,494	162,835		17,911	Total Taxable	16,911	1,696.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660057391	MYERS, JACK L & KIMBERLY			22	178,257	1000	16,390	1,644.00										
2024	2024-660057391	MYERS, JACK L & KIMBERLY			22	189,978	1000	15,884	1,555.00										
2023	2023-660057391	MYERS, JACK L & KIMBERLY			22	163,838	1000	15,392	1,451.00										
2022	2022-660057391	MYERS, JACK L & KIMBERLY			22	163,321	1000	14,915	1,409.00										
2021	2021-660057391	MYERS, JACK L & KIMBERLY			22	151,644	1000	14,451	1,379.00										
2020	2020-660057391	MYERS, JACK &			22	149,180	1000	14,001	1,344.00										
2019	2019-660057391	MYERS, JACK &			22	144,619	1000	13,564	1,317.00										
2018	2018-660057391	MYERS, JACK &			22	144,370	1000	13,140	1,269.00										
2017	2017-660057391	MYERS, JACK &			22	143,110	1000	12,728	1,245.00										
2016	2016-660057391	MYERS, JACK &			22	139,356	1000	12,328	1,189.00										
2015	2015-660057391	MYERS, JACK &			22	136,358	1000	11,941	1,158.00										
2014	2014-660057391	MYERS, JACK &			20	137,753	1000	11,563	1,046.00										
2013	2013-660057391	MYERS, JACK &			20	123,328	1000	11,198	1,002.00										




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Lot Data	Square-Foot - NBHD 2015 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.0097 Topography Street Access Utilities Amenities LAND QUALITY 0 FLOOD ZONE 0 Method Square-Foot Base Lot Value 43,983.00 x .62 = 27,373 Factor Value Adjustments 1.0000 Lot Value 27,373		 <p style="text-align: right; color: orange;">02/17/2022 10:24</p> <p>\\tsclient\T\TOMMY DUNLAP\New folder (7)\IMG_0002.JPG 2/17/2022</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,685 / 1,685
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,685
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	504 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1995 / 23

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	217,395 129.02 Per SqFt

Direct Comparables

Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	193,182
Lot Value	27,373
Indicated Value	220,555 130.89 Per SqFt
Agland Value	
Site Improvements	5,939
Total Value	226,494 134.42 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	102.82	Total Misc Impr	+	25,863
Roofing Adj	+ 4.87	Garage Cost	+	20,094
Subfloor Adj	+ -2.31	Total RCN	=	260,323
Heat/Cool Adj	+ 12.64	Depreciation (28%)	-	72,890
Plumbing Adj	+ 9.20	Lump Sums	+	5,749
Basement Adj	+ 0.00	RCNLD	=	193,182
Adj Base Cost	= 127.22	Lot Value	+	27,373
Total Area	x 1,685	Indicated Value	=	220,555
Adjusted Cost	= 214,366	Value Per SqFt		130.89

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PRCH	SLAB PORCH - COVERED	79138		312	312	25.95		8,096
EPSW	ENCLOSED PORCH - SOLID WALL	79139	14x10		140	69.65		9,751
WODO	WOOD DECK - OPEN	79140	16x10		160	24.07	30%	2,696
PATO	SLAB PORCH - OPEN	119153	35x7		245	9.80		2,401
WODO	WOOD DECK - OPEN	119154	14x14		196	22.25	30%	3,053



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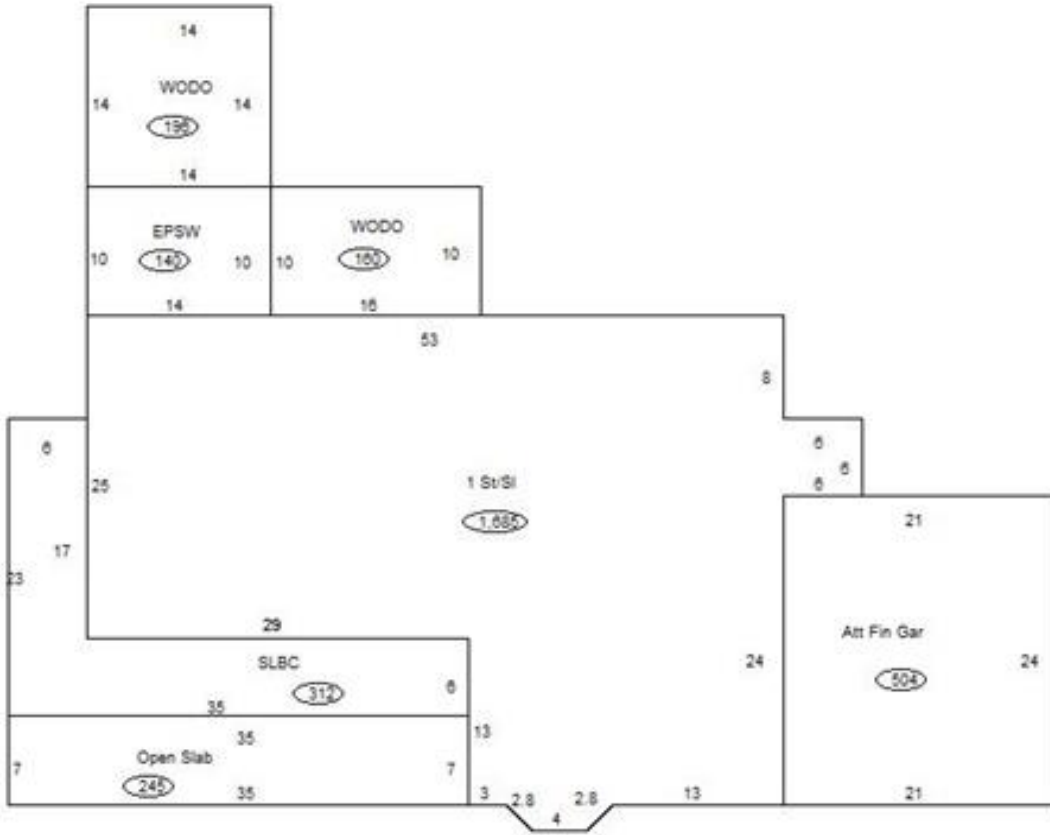
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,685	1.000	1,685
2	G	5		13	Att Fin Gar	504	1.000	504
3	M	PRCH		13	SLBC	312	1.000	312
4	M	EPSW		13	EPSW	140	1.000	140
5	M	WODO		13	WODO	160	1.000	160
6	M	PATO		13	Open Slab	245	1.000	245
7	M	WODO		13	WODO	196	1.000	196
Total Building Area						1,685		1,685



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	28x12x8	Plank	Composition Shingle	336
	Qual	2	Cond 3	Year 2021	Eff Age 4	
	Valuation Summary		Modifier Total	RCN	Depr (19% Phys/ % Func)	
	Base Cost (17.58 x 336)		5,907	5,907	1,122	4,785
	LOAF	Loafing Shed	12x28x6	Dirt	Galvanized Metal	336
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)	
	Base Cost (6.36 x 336)		2,137	2,137	983	1,154