



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 660065312 Parcel ID 000000-00-0-20115-002-0006 Cadastral ID 17-20-15-02000 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 274735 MABRY, ALLEN D & ROBERT A SCHMITT 3621 N OLD HWY 66 CATOOSA OK 74015-0000																																																																																																																									
Parcel Location Situs 03621 N OLD HWY 66 Subdivision RIVER HILL ESTATES AMD Lot/Block 0006 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 17 / 20 / 15 / 5 Neighborhood 1188 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.20902940 -95.72834944					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 1188 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.794 Topography Street Access Utilities Amenities 0 Method Square-Foot Base Lot Value 78,149.00 x 1.07 = 83,980 Factor Value Adjustments 1.0000 Lot Value 83,980		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Frame, Siding, Wood
Base/Total Area	2,604 / 2,604
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,604
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	814 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2001 / 19

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 400,729 153.89 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 8 Indicated Value 407,380 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	112.09	Total Misc Impr	+ 17,261	Roofing Adj	+ 5.78	Garage Cost	+ 46,325
Subfloor Adj	+ -4.56	Total RCN	= 426,323	Heat/Cool Adj	+ 16.31	Depreciation (22%)	- 93,791
Plumbing Adj	+ 9.68	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 332,532
Adj Base Cost	= 139.30	Lot Value	+ 83,980	Total Area	x 2,604	Indicated Value	= 416,512
		Value Per SqFt	159.95	Adjusted Cost	= 362,737		

Value Reconciliation
Selected Approach Cost Approach Improvements 332,532 Lot Value 83,980 Indicated Value 416,512 159.95 Per SqFt Agland Value Site Improvements 22,706 Total Value 439,218 168.67 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	7,243.87		7,244
PRCH	SLAB PORCH - COVERED	81569	6x5		30	33.10		993
PRCH	SLAB PORCH - COVERED	81570	282		282	32.00		9,024



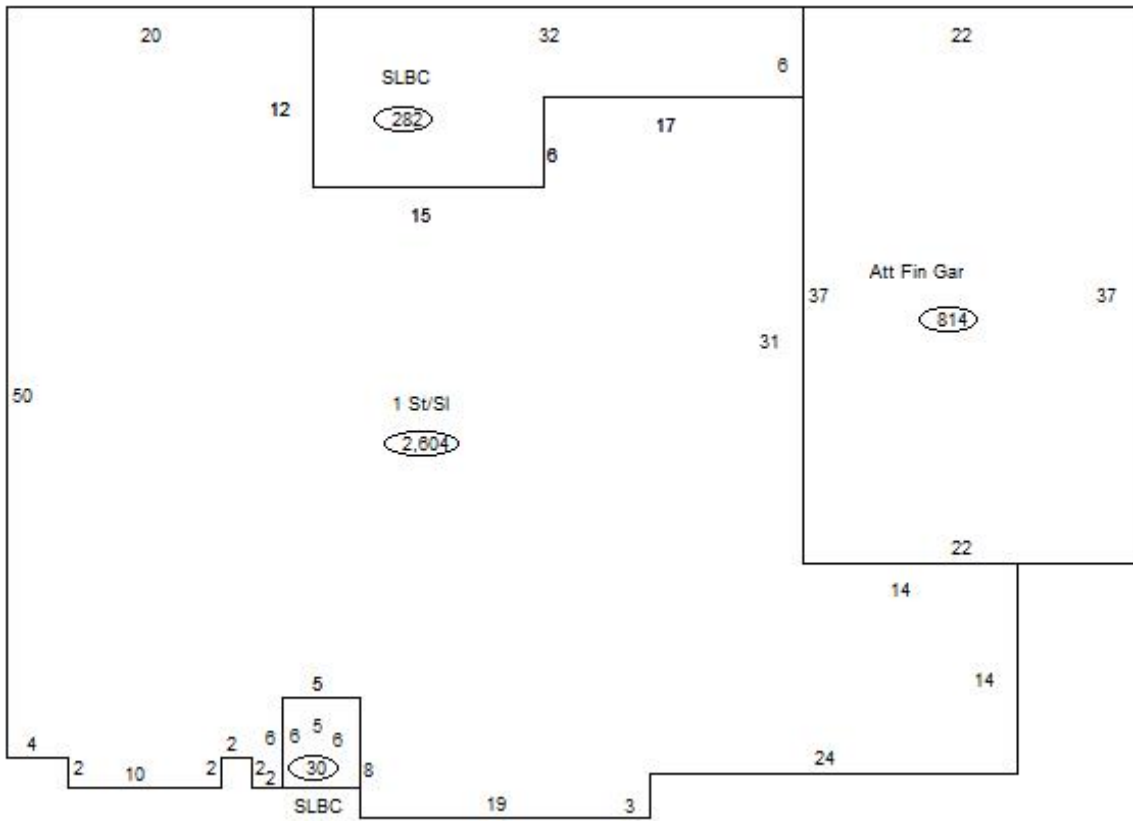
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Sketch Image

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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/Sl	2,604	1.000	2,604
2	G	5		13	Att Fin Gar	814	1.000	814
3	M	PRCH		13	SLBC	30	1.000	30
4	M	PRCH		13	SLBC	282	1.000	282
Total Building Area						2,604		2,604



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	Swimming Pool - In Ground GUNITE	0x0x0	Concrete		750
	Qual	4	Cond 4	Year 2010	Eff Age 10	
	Valuation Summary		Modifier Total	RCN	Depr (51% Phys/ % Func)	RCNLD
	Base Cost (53.93 x 750)		40,448	40,448	20,628	19,820
	PACN	Paving - Concrete PATIO AROUND POOL	0x0x0	Concrete		1,100
	Qual	3	Cond 3	Year 2010	Eff Age 8	
	Valuation Summary		Modifier Total	RCN	Depr (45% Phys/ % Func)	RCNLD
	Base Cost (4.77 x 1,100)		5,247	5,247	2,361	2,886