



Rogers


Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026

Time 05:55:06

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Assessment Data					Primary Image																																																																																																																				
Account 660082171 Parcel ID 24N15E-22-1-00000-000-0000 Cadastral ID 22-24-15-00320 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 348369 WEBB, GALEN & CRISTAN L REVOCABLE TRUST 4270 S 4110 RD TALALA OK 74080-0000 Parcel Location Situs 04270 S 4110 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 22 / 24 / 15 / 1 Neighborhood 4040 - TALALA AREA WEST OF LAKE School District S004 - OOLOGAH SCHOOLS					 <p>660082171 10/07/24</p> <p>660082171_001.JPG 10/7/2024</p>																																																																																																																				
Legal Description Lat/Long: 36.54975054 -95.68893495 N2 N2 SE NE																																																																																																																									
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Lot Data	Square-Foot - NBHD 4040 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 9.9705 Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value 434,314.00 x .24 = 102,109 Factor Value Adjustments 2.1237 Lot Value 216,849		

Residential Data	
Type	1 Single Family Residence
Condition	4 - Good
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Masonry 20% Frame, Siding, Wood
Base/Total Area	2,624 / 2,624
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,624
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	RMA -
Year/Eff Age	2003 / 8



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

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

Cost Approach				Manual : 01/2025			
Base Cost	108.47	Total Misc Impr	+ 42,479				
Roofing Adj	+ 5.65	Garage Cost	+ 0				
Subfloor Adj	+ -4.45	Total RCN	= 391,786				
Heat/Cool Adj	+ 15.98	Depreciation (8%)	- 31,343				
Plumbing Adj	+ 7.47	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 360,443				
Adj Base Cost	= 133.12	Lot Value	+ 216,849				
Total Area	x 2,624	Indicated Value	= 577,292				
Adjusted Cost	= 349,307	Value Per SqFt	220.00				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	360,443		
Lot Value	216,849		
Indicated Value	577,292	220.00	Per SqFt
Agland Value			
Site Improvements	100,212		
Total Value	677,504	258.20	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	7,098.99		7,099
PRCH	SLAB PORCH - COVERED	99951	408		408	30.97		12,636
PATO	SLAB PORCH - OPEN	99952	11x10		110	13.97		1,537
EPSW	ENCLOSED PORCH - SOLID WALL	99953	236		236	82.81		19,543
PATO	SLAB PORCH - OPEN	99954	12x10		120	13.87		1,664



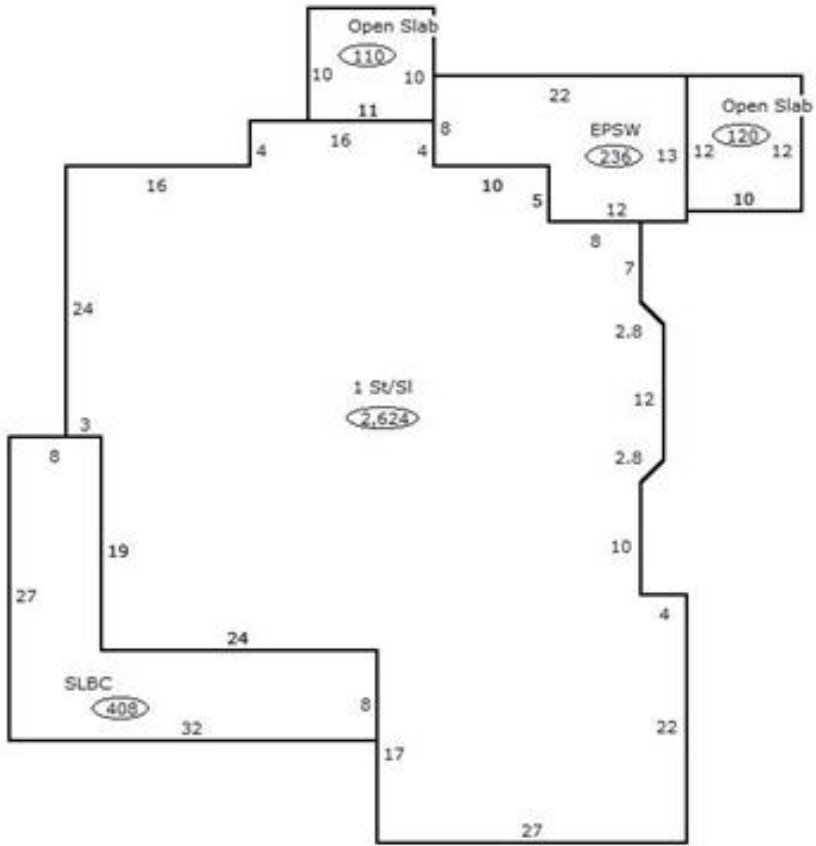
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Sketch Image

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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	2,624	1.000	2,624
2	M	PRCH		13	SLBC	408	1.000	408
3	M	PATO		13	Open Slab	110	1.000	110
4	M	EPSW		13	EPSW	236	1.000	236
5	M	PATO		13	Open Slab	120	1.000	120
Total Building Area						2,624		2,624



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			1,363
	Qual 4	Cond	Year 2018	Eff Age		
	Valuation Summary Base Cost (37.32 x 1,363) 50,867		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD 50,867
	PRCH	SLAB PORCH - COVERED	12x6x0			72
	Qual	Cond	Year 2018	Eff Age		
	Valuation Summary Base Cost (26.70 x 72) 1,922		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD 1,922
	LNT0	LEAN TO - ATTACHED	35x9x0			315
	Qual	Cond	Year 2018	Eff Age		
	Valuation Summary Base Cost (9.50 x 315) 2,993		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD 2,993
	DTGF	DETACHED GARAGE FAIR	30x25x0			750
	Qual 2.5	Cond	Year 2014	Eff Age		
	Valuation Summary Base Cost (16.00 x 750) 12,000		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD 12,000
	SV	SWIM VINYL	0x0x0			1
	Qual 3	Cond 3	Year 2008	Eff Age		
	Valuation Summary Base Cost (25,000.00 x 1) 25,000		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD 18,750
	BARN	BARN	0x0x0			2,000
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary Base Cost (9.12 x 2,000) 18,240		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD 13,680