



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 15:16:28
 Page 1

Assessment Data					Primary Image				
Account	660086062								
Parcel ID	20N17E-26-2-00000-000-0000								
Cadastral ID	26-20-17-00630								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	3						
Tax Area	2 - INOLA RURAL								
Name ID	330137								
WOODS, SHERRY K & RYAN J									
29383 S 4230 RD									
INOLA OK 74036-0000									
Parcel Location									
Situs	29383 S 4230 RD								
Subdivision									
Lot/Block	/	Parcel Size	45.96 - Acres						
Sec/Twn/Rng	26 / 20 / 17 / 2								
Neighborhood	2017 - UNPLATTED LAND								
School District	S005 - INOLA SCHOOLS								
Legal Description									
Lat/Long: 36.18692164 -95.47351308									
S/2 SE/4 NW/4 NW/4 AND N/2 SW/4 NW/4 AND N/2 S/2 SW/4 NW/4 & S/2 SW/4 NW/4 NW/4. & E 790.04' S2 S2 SW NW									
Building Permits									
Number	Description	Opened	Closed	Amount					
R19	R21- NEW SFR AND SHOP	08/2019	11/2020						
R6	WOL SPLIT(CAD#630&810=40AC 120K	03/2005	11/2005						
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	WOODS, SHERRY K &	11/04/2020							
/	BEE GEE INVESTMENTS LLC	02/21/2020	0	4					
/	PARRISH, SHERRY K	06/04/2019	0	4					
2654/690	THACKER, KIRT L & JEANNA J	08/18/2017	245,000	YES					
1661/750	LEONARD, RONNIE A TRUSTEE	03/09/2005	120,000	11					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	
Remove Cap	2018	Land Value	6,530	6,530	11%	718	Assessed	54,870 4,392.89	
Year Frozen	0	Improvements	526,252	492,294		54,152	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000 -80.00	
TIF Project ID	0	Total Value	532,782	498,824		54,870	Total Taxable	53,870 4,313.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660086062	WOODS, SHERRY K &	2	484,296	1000	52,273	4,185.00		
2024	2024-660086062	WOODS, SHERRY K &	2	513,680	1000	51,301	4,125.00		
2023	2023-660086062	WOODS, SHERRY K &	2	503,143	1000	49,778	4,009.00		
2022	2022-660086062	WOODS, SHERRY K &	2	502,475	1000	48,299	3,918.00		
2021	2021-660086062	WOODS, SHERRY K &	2	415,150	1000	44,666	3,579.00		
2020	2020-660086062	WOODS, SHERRY K &	2	43,906	0	4,772	385.00		
2019	2019-660086062	BEE GEE INVESTMENTS LLC	2	42,116	0	4,632	383.00		
2018	2018-660086062	PARRISH, SHERRY K	2	45,606	0	5,016	419.00		
2017	2017-660086062	PARRISH, SHERRY K	2	46,029	1000	3,893	328.00		
2016	2016-660086062	THACKER, KIRT L & JEANNA J	2	43,188	1000	3,750	319.00		
2015	2015-660086062	THACKER, KIRT L & JEANNA J	2	44,085	1000	3,850	334.00		
2014	2014-660086062	THACKER, KIRT L & JEANNA J	2	44,474	1000	3,892	349.00		
2013	2013-660086062	THACKER, KIRT L & JEANNA J	2	45,810	1000	4,039	340.00		



Rogers

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Date 04/17/2026
 Time 15:16:29
 Page 2

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



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	90% Veneer, Masonry 10% Frame, Siding, Wood
Base/Total Area	1,997 / 3,124
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,997
Fixture/RghIn	17 /
Bed/F/H Bath	3 / 3.0 / 1.0
Basement Area	
Garage Type	1,344 Attached Garage - Finished 4 Stalls
Remodel	
Year/Eff Age	2020 / 5

660086062_001.JPG 12/9/2025

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach		Manual : 01/2025	
Base Cost	100.65	Total Misc Impr	+ 10,104
Roofing Adj	+ 3.87	Garage Cost	+ 76,487
Subfloor Adj	+ -2.95	Total RCN	= 485,245
Heat/Cool Adj	+ 16.31	Depreciation (5%)	- 24,262
Plumbing Adj	+ 9.73	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 460,983
Adj Base Cost	= 127.61	Lot Value	+ 460,983
Total Area	x 3,124	Indicated Value	= 460,983
Adjusted Cost	= 398,654	Value Per SqFt	147.56

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	460,983		
Lot Value			
Indicated Value	460,983	147.56	Per SqFt
Agland Value	6,530		
Site Improvements	65,269		
Total Value	993,765	318.11	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2020	1	0.00		
PRCH	SLAB PORCH - COVERED	148862	18x7		126	32.71		4,121
PRCH	SLAB PORCH - COVERED	148863	18x5		90	32.91		2,962
PATO	SLAB PORCH - OPEN	148865	247		247	12.23		3,021



Rogers

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Date 04/17/2026
Time 15:16:29
Page 4

660086062

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BNGP	Barn - General Purpose	36x40x10	Concrete	Formed Metal	1,440
	Qual	3	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (9% Phys/ % Func)	RCNLD
	Base Cost (26.21 x 1,440)	37,742		37,742	3,397	34,345
	LNT0	LEAN-TO	40x12x8	Dirt	Formed Metal	480
	Qual	2	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD
	Base Cost (8.54 x 480)	4,099		4,099	1,271	2,828
	LNT0	LEAN-TO	40x12x8	Dirt	Formed Metal	480
	Qual	2	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD
	Base Cost (8.43 x 480)	4,046		4,046	1,254	2,792
	SHDS	Shed - Small	8x10x8	Plank	Composition Shingle	80
	Qual	2	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
	Base Cost (24.87 x 80)	1,990		1,990	458	1,532
	SHDS	Shed - Small	8x10x8	Plank	Composition Shingle	80
	Qual	3	Cond 3	Year 2010	Eff Age 12	
	Valuation Summary		Modifier Total	RCN	Depr (46% Phys/ % Func)	RCNLD
	Base Cost (29.68 x 80)	2,374		2,374	1,092	1,282
	UTIL	Utility Building	36x40x10	Dirt	Formed Metal	1,440
	Qual	3	Cond 3	Year 2005	Eff Age 16	
	Valuation Summary		Modifier Total	RCN	Depr (37% Phys/ % Func)	RCNLD
	Base Cost (24.79 x 1,440)	35,698		35,698	13,208	22,490



Rogers

Assessment Property Record Card for Tax Year 2026

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Date 04/17/2026
Time 15:16:29
Page 5

Agland Inventory

660086062

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			3.546	122	122	434	434
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			14.521	54	54	784	784
CHB	CHOTEAU SILT LOAM 1-3% SL	NTV PST	80			4.451	192	192	855	855
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			9.257	168	168	1,555	1,555
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			5.610	192	192	1,077	1,077
PAA	PARSONS SILT LOAM 0-1% SL	IMP PST	76			8.575	213	213	1,825	1,825
IMP PST Totals						45.960			6,530	6,530
Total Agland						45.960			6,530	6,530