



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 660090840 Parcel ID 21N17E-03-1-00000-000-0000 Cadastral ID 03-21-17-00260 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 94 - SEQUOYAH/TRI-DISTRICT FI Name ID 333276 BENNETT, GEORGIA JUNE 19485 E DOGWOOD CT CLAREMORE OK 74019-0000 Parcel Location Situs 19485 E DOGWOOD CT Subdivision Lot/Block / Parcel Size 5.15 - Acres Sec/Twn/Rng 3 / 21 / 17 / 1 Neighborhood 2117 - UNPLATTED School District S006 - SEQUOYAH SCHOOLS					<p>660090840 06/20/25</p> <p>660090840_001.JPG 6/24/2025</p>																																																																																																																				
Legal Description Lat/Long: 36.33380721 -95.48215360 COMM AT NE/C LOT 59 OF WHISPERING WINDS SUB; TH N00-08-35E 165' TO POB; N00-08-35E 50'; TH S89-57-38W 345'; TH N00-08-35E 371 13'; TH S89-40-58W 384.88'; TH S00-19-02E 588.93'; TH N88-40-31E 207 51'; TH N89-57-38E 172.7'; TH N00-08-35E 165'; TH N89-57-38E 345' TO																																																																																																																									
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Lot Data	Units-Buildable - UNPLATTED (UNITS BUILDABLE)	Primary Image
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		 <p>660090840_001.JPG 6/24/2025</p>
Residential Data		
Type 1 Single Family Residence Condition 3 - Average Quality 2 - Fair Architecture Style 100% One Story Exterior Wall 100% Frame, Siding, Wood Base/Total Area 1,152 / 1,152 Style 100% One Story HVAC 100% Warmed & Cooled Air Roof Cover 4 Metal, Preformed Area on Slab 0 Fixture/RghIn 7 / Bed/F/H Bath 3 / 1.5 / Basement Area Garage Type Remodel Year/Eff Age 2010 / 12		
Cost Approach		
Manual : 01/2025		
Base Cost 90.48 Roofing Adj + 4.78 Subfloor Adj + 2.37 Heat/Cool Adj + 10.30 Plumbing Adj + 7.19 Basement Adj + 0.00 Adj Base Cost = 115.12 Total Area x 1,152 Adjusted Cost = 132,618	Total Misc Impr + 0 Garage Cost + Total RCN = 132,618 Depreciation (15%) - 19,893 Lump Sums + 8,592 RCNLD = 121,317 Lot Value + Indicated Value = 121,317 Value Per SqFt 105.31	
		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
		Value Reconciliation
		Selected Approach Cost Approach Improvements 121,317 Lot Value Indicated Value 121,317 105.31 Per SqFt Agland Value 247 Site Improvements Total Value 121,564 105.52 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	WOOD DECK - OPEN	110630	10x10		100	24.17	6%	2,272
WODC	WOOD DECK - COVERED	110631	16x12		192	35.02	6%	6,320



Rogers

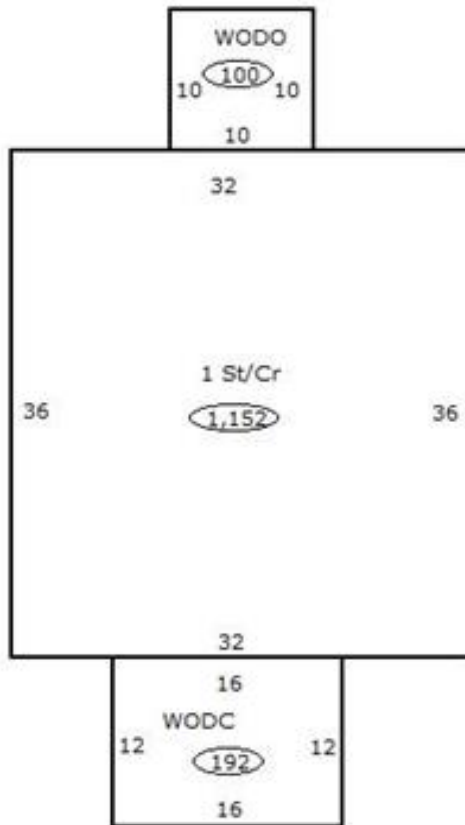
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,152	1.000	1,152
2	M	WODO		13	WODO	100	1.000	100
3	M	WODC		13	WODC	192	1.000	192
Total Building Area						1,152		1,152



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	0x0x0			
	Qual	Cond	Year	Eff Age		
			0			
			0			
			0			
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (39.31 x)					
	SHDS	Shed - Small	0x0x0			
	Qual	Cond	Year	Eff Age		
			0			
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (39.31 x)					
	CPDT	Carport - Detached	0x0x0			
	Qual	Cond	Year	Eff Age		
			0			
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (11.36 x)					
	SHLT	STORM SHELTER	0x0x0			
	Qual	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
	Base Cost (0.00 x)					



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
RS	ROUGH STONY LAND	NTV PST	20			5.150	48	48	247	247
NTV PST Totals						5.150			247	247
Total Agland						5.150			247	247