



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 660091199 Parcel ID 24N15E-23-3-00000-000-0000 Cadastral ID 23-24-15-00314 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 280473 THOMPSON, SUE ANN PO BOX 311 TALALA OK 74080-0000 Parcel Location Situs 04891 S 4110 RD Subdivision Lot/Block / Parcel Size 2 - Acres Sec/Twn/Rng 23 / 24 / 15 / 3 Neighborhood 4040 - TALALA AREA WEST OF LAKE School District S004 - OOLOGAH SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.54263775 -95.68611656 W 378' OF N 230' OF N/2 SW/4 SW/4.																																																																																																																									
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Units Buildable - TALALA AREA WEST OF LAKE (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



660091199_001.JPG

10/24/2024

Residential Data

Type 1 Single Family Residence
 Condition 3 - Average
 Quality 3.5 - Average
 Architecture
 Style 100% One Story
 Exterior Wall 100% Veneer, Masonry
 Base/Total Area 2,057 / 2,057
 Style 100% One Story
 HVAC 100% Warmed & Cooled Air
 Roof Cover 1 Composition Shingle
 Area on Slab 2,057
 Fixture/RghIn 11 /
 Bed/F/H Bath 3 / 2.0 /
 Basement Area
 Garage Type 515 Attached Garage - Unfinished
 Remodel
 Year/Eff Age 2008 / 14

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

Value Reconciliation

Selected Approach Cost Approach
 Improvements 261,173
 Lot Value
 Indicated Value 261,173 126.97 Per SqFt
 Aground Value 448
 Site Improvements 10,569
 Total Value 272,190 132.32 Total Value Per SqFt

Cost Approach

Manual : 01/2025

Base Cost	109.80	Total Misc Impr	+	7,371
Roofing Adj	+ 5.24	Garage Cost	+	19,961
Subfloor Adj	+ -3.33	Total RCN	=	303,690
Heat/Cool Adj	+ 14.18	Depreciation (14%)	-	42,517
Plumbing Adj	+ 8.46	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	261,173
Adj Base Cost	= 134.35	Lot Value	+	
Total Area	x 2,057	Indicated Value	=	261,173
Adjusted Cost	= 276,358	Value Per SqFt		126.97

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2017	1	0.00		
PRCH	SLAB PORCH - COVERED	110733	18x5		90	28.66		2,579
PRCH	SLAB PORCH - COVERED	110734	106		106	28.60		3,032
PATO	SLAB PORCH - OPEN	115664	18x8		144	12.22		1,760



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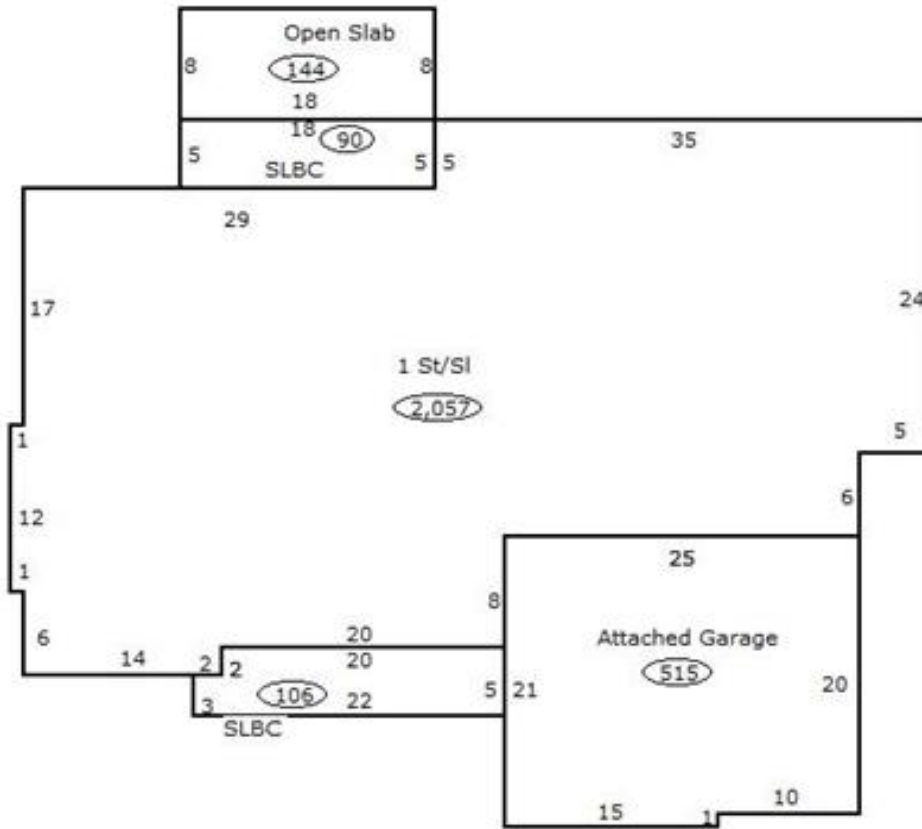
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Sketch Image

660091199



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,057	1.000	2,057
2	G	1		13	Attached Garage	515	1.000	515
3	M	PRCH		13	SLBC	90	1.000	90
4	M	PRCH		13	SLBC	106	1.000	106
5	M	PATO		13	Open Slab	144	1.000	144
Total Building Area						2,057		2,057



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	GRDT	Garage - Detached	30x20x10	Concrete	Formed Metal	600		
	Qual	1	Cond	1	Year	2021	Eff Age	7
						0		
						0		
					0			
	Valuation Summary		Modifier Total	RCN	Depr (13% Phys/ % Func)	RCNLD		
	Base Cost (16.34 x 600)		9,804		9,804	1,275	8,529	
	STF	STG FAIR	0x0x0			288		
	Qual	2	Cond	3	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD		
	Base Cost (4.68 x 288)		1,348		1,348	337	1,011	
	CP	CARPORT DIRT	0x0x0			420		
	Qual	3	Cond	3	Year		Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD		
	Base Cost (3.50 x 420)		1,470		1,470	441	1,029	



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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
DNB	DENNIS SILT LOAM 1-3% SLO	IMP PST	80			2.000	224	224	448	448
IMP PST Totals						2.000			448	448
Total Agland						2.000			448	448