




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 18:05:24
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660092303 Parcel ID 23N14E-26-4-00000-000-0000 Cadastral ID 26-23-14-00520 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 129114 SWEENEY, DANIEL L & LINDA A TRUSTEES 2235 E 400 RD OOLOGAH OK 74053-0000 Parcel Location Situs 02191 E 400 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 26 / 23 / 14 / 4 Neighborhood 4030 - OOLOGAH RURAL School District S004 - OOLOGAH SCHOOLS					 <p>660092303_003.JPG 4/22/2024</p>																																																																																																																				
Legal Description Lat/Long: 36.43895747 -95.79220623 W2 S2 SW SW.																																																																																																																									
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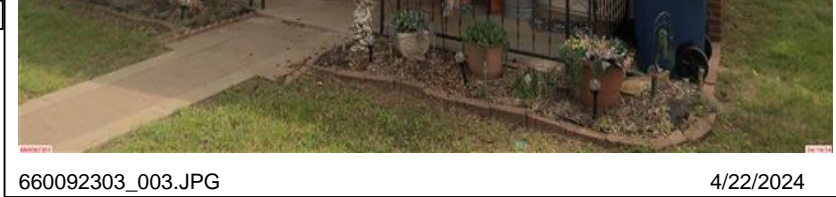
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Date 04/17/2026
 Time 18:05:24
 Page 2

Lot Data	Units-Buildable - OOLOGAH RURAL (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		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Vinyl
Base/Total Area	1,104 / 1,104
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,104
Fixture/RghIn	7 /
Bed/F/H Bath	2 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1954 / 54



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	95.91	Total Misc Impr	+ 5,325				
Roofing Adj	+ 4.22	Garage Cost	+ 0				
Subfloor Adj	+ 0.00	Total RCN	= 134,736				
Heat/Cool Adj	+ 9.89	Depreciation (62%)	- 83,536				
Plumbing Adj	+ 7.20	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 51,200				
Adj Base Cost	= 117.22	Lot Value	+ 0				
Total Area	x 1,104	Indicated Value	= 51,200				
Adjusted Cost	= 129,411	Value Per SqFt	46.38				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	51,200		
Lot Value			
Indicated Value	51,200	46.38	Per SqFt
Agland Value	1,440		
Site Improvements	6,137		
Total Value	58,777	53.24	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	117073	18x8		144	20.14		2,900
PRCH	SLAB PORCH - COVERED	117074	20x6		120	20.21		2,425



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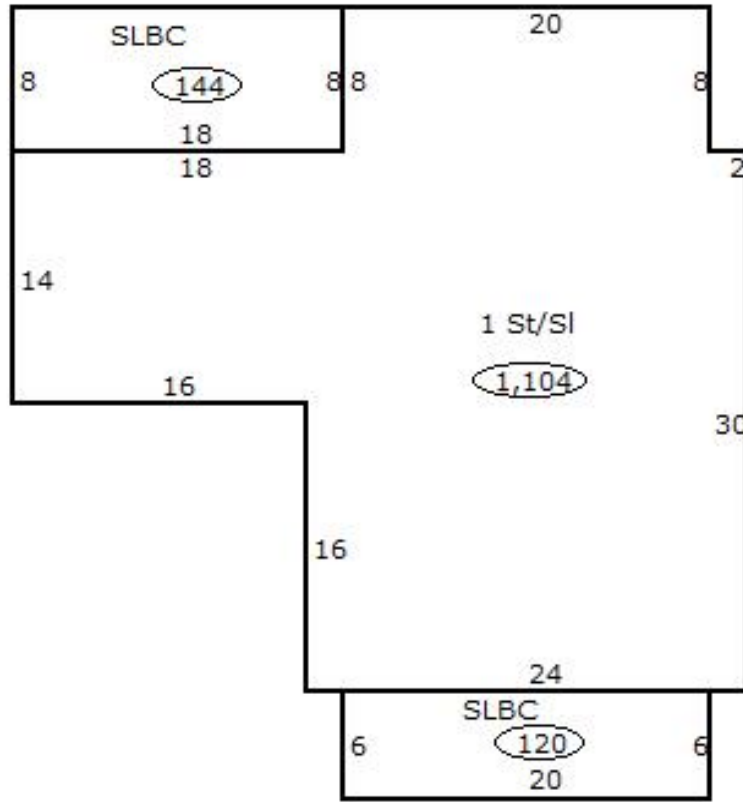
Date 04/17/2026

Time 18:05:24

Page 3

Sketch Image

660092303



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,104	1.000	1,104
2	M	PRCH		13	SLBC	144	1.000	144
3	M	PRCH		13	SLBC	120	1.000	120
Total Building Area						1,104		1,104



Rogers

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Date 04/17/2026
 Time 18:05:24
 Page 4

660092303

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	18x28x0			504
	Qual 2	Cond 2	Year	Eff Age	2026	
	Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)	RCNLD
	Base Cost (10.26 x 504)	5,171		5,171	3,878	1,293
	BARN	BARN	20x20x0			400
	Qual 3	Cond 2	Year	Eff Age	2026	
	Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)	RCNLD
	Base Cost (12.32 x 400)	4,928		4,928	3,696	1,232
	STF	STG FAIR	0x0x0			192
	Qual 2	Cond 2	Year	Eff Age	2026	
	Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)	RCNLD
	Base Cost (4.68 x 192)	899		899	674	225
	BARN	BARN	18x30x0			540
	Qual 3	Cond 2	Year	Eff Age	2026	
	Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)	RCNLD
	Base Cost (12.32 x 540)	6,653		6,653	4,990	1,663
	DTGF	DETACHED GARAGE FAIR	18x22x0			396
	Qual 2	Cond 2	Year	Eff Age	2026	
	Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)	RCNLD
	Base Cost (16.00 x 396)	6,336		6,336	4,752	1,584
	LT	LEAN-TO	0x0x0			192
	Qual 2	Cond 2	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (75% Phys/ % Func)	RCNLD
	Base Cost (2.92 x 192)	561		561	421	140



Rogers

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Date 04/17/2026
Time 18:05:24
Page 5

Agland Inventory

660092303

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30			4.140	72	72	298	298
VE	VERDIGRIS CLAY LOAM	NTV PST	90			3.430	216	216	741	741
NTV PST Totals						7.570			1,039	1,039
BDC2	BATES-DENNIS SOILS 3-5% S	IMP PST	59			2.430	165	165	401	401
IMP PST Totals						2.430			401	401
Total Agland						10.000			1,440	1,440