




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 660092467 Parcel ID 24N15E-22-2-00000-000-0000 Cadastral ID 22-24-15-00432 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 342732 CORDA, PATRICIA A OATH PROTECTION TRUST 7025 E 324 RD TALALA OK 74080-0000 Parcel Location Situs 07025 E 324 RD Subdivision Lot/Block / Parcel Size 5 - Acres Sec/Twn/Rng 22 / 24 / 15 / 2 Neighborhood 4040 - TALALA AREA WEST OF LAKE School District S004 - OOLOGAH SCHOOLS					 <p>660092467 10/07/24</p> <p>660092467_004.JPG 10/7/2024</p>																																																																																																																				
Legal Description Lat/Long: 36.54874937 -95.70386679 COMM AT SW/C OF N 495' OF S 990' OF W/2 NW/4; TH N00-03-20E 60' TO POB; S89-46-39E 500.88'; TH N00-02-29E 435'; TH N89-46-39W 500 77'; TH S00-03-20W 435' TO POB.																																																																																																																									
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Lot Data	Square-Foot - NBHD 4040 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 5.0049 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 218,012.00 x .27 = 58,848 Factor Value Adjustments 1.7607 Lot Value 103,614		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,760 / 1,760
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,760
Fixture/RghIn	18 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	624 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2011 / 11

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	92.37	Total Misc Impr	+ 15,038	Roofing Adj	+ 4.08	Garage Cost	+ 16,009
Subfloor Adj	+ -1.06	Total RCN	= 240,821	Heat/Cool Adj	+ 11.24	Depreciation (12%)	- 28,899
Plumbing Adj	+ 12.56	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 211,922
Adj Base Cost	= 119.19	Lot Value	+ 103,614	Total Area	x 1,760	Indicated Value	= 315,536
		Value Per SqFt	179.28	Adjusted Cost	= 209,774		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	211,922		
Lot Value	103,614		
Indicated Value	315,536	179.28	Per SqFt
Agland Value			
Site Improvements	25,421		
Total Value	340,957	193.73	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	4,994.06		4,994
PRCH	SLAB PORCH - COVERED	112046	45x8		360	22.67		8,161
PRCH	SLAB PORCH - COVERED	112047	10x8		80	23.54		1,883



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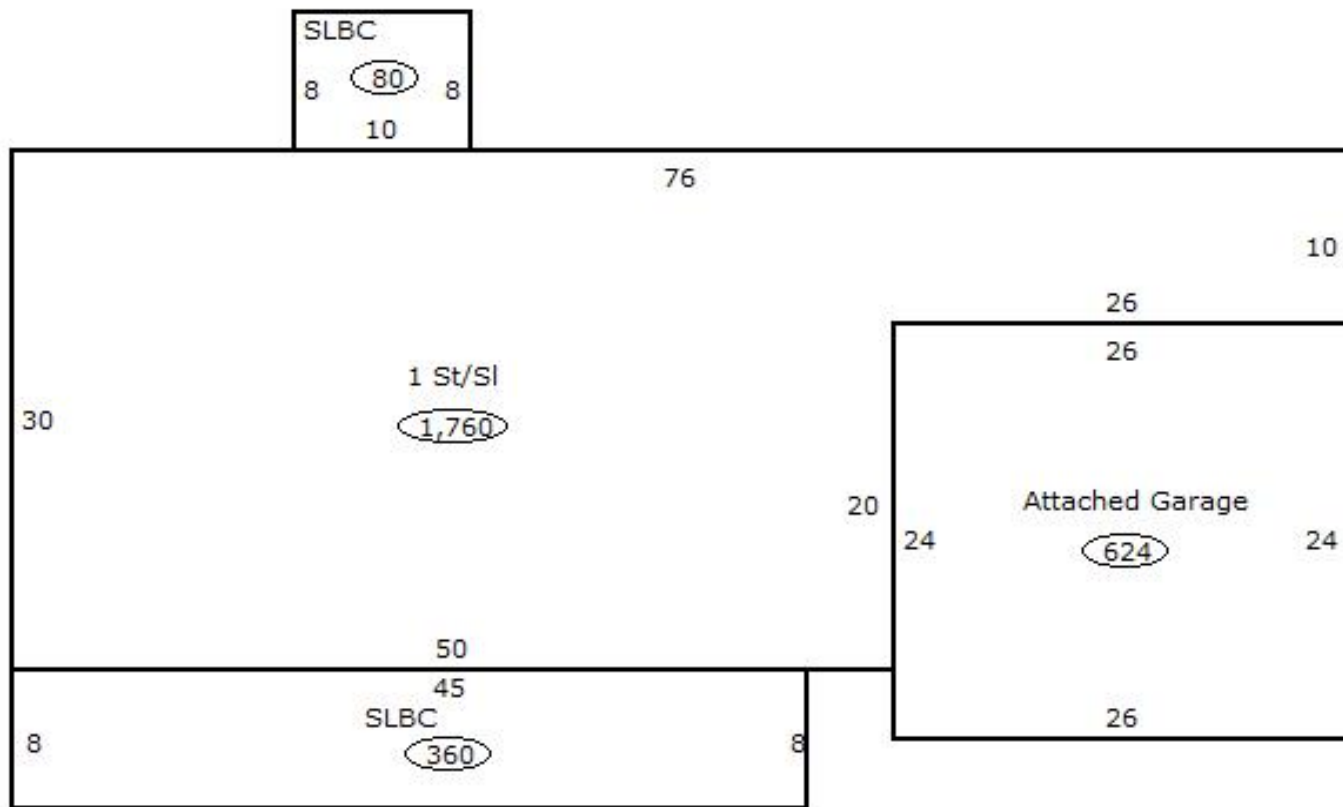
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Sketch Image

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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/Sl	1,760	1.000	1,760
2	G	1		13	Attached Garage	624	1.000	624
3	M	PRCH		13	SLBC	360	1.000	360
4	M	PRCH		13	SLBC	80	1.000	80
Total Building Area						1,760		1,760



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units		
	UTIL	Shop Building	40x20x8	Concrete	Formed Metal	800		
	Qual	1	Cond	1	Year	2024	Eff Age	3
	Valuation Summary		Modifier Total		RCN	Depr (5% Phys/ % Func)	RCNLD	
Base Cost (28.10 x 800)		22,480			22,480	1,124	21,356	
	LNT0	Lean To - Attached	40x12x7	Gravel	Wood Shingle	480		
	Qual	1	Cond	1	Year	2024	Eff Age	3
	Valuation Summary		Modifier Total		RCN	Depr (19% Phys/ % Func)	RCNLD	
Base Cost (7.30 x 480)		3,504			3,504	666	2,838	
	LF	LOAFING SHED	12x24x0			288		
	Qual	3	Cond	3	Year	2016	Eff Age	
	Valuation Summary		Modifier Total		RCN	Depr (0% Phys/ % Func)	RCNLD	
Base Cost (4.26 x 288)		1,227			1,227		1,227	
	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
DNB	DENNIS SILT LOAM 1-3% SLO	IMP PST	80				224	224	0	0
PAA	PARSONS SILT LOAM 0-1% SL	IMP PST	76				213	213	0	0
IMP PST Totals						0.000			0	0
Total Agland						0.000			0	0