



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:14:10
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660093579 Parcel ID 20N17E-24-2-00000-000-0000 Cadastral ID 24-20-17-00210 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 92 - INOLA/TRI-DISTRICT FIRE Name ID 299394 FLOYD, ANDREW 28237 S 4240 RD INOLA OK 74036-0000 Parcel Location Situs 28237 S 4240 RD Subdivision Lot/Block / Parcel Size 12.27 - Acres Sec/Twn/Rng 24 / 20 / 17 / 2 Neighborhood 2017 - UNPLATTED LAND School District S005 - INOLA SCHOOLS					<p>660093579_001.JPG 12/9/2025</p>																																																																																																																				
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Date 04/18/2026
 Time 07:14:10
 Page 2

Lot Data	Units-Buildable - UNPLATTED LAND (UNITS BUILDABLE)	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 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	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,319 / 2,319
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,319
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	930 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2013 / 10

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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	110.02	Total Misc Impr	+	15,340			
Roofing Adj	+ 5.22	Garage Cost	+	43,375			
Subfloor Adj	+ -3.40	Total RCN	=	373,983			
Heat/Cool Adj	+ 14.47	Depreciation (10%)	-	37,398			
Plumbing Adj	+ 9.64	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	336,585			
Adj Base Cost	= 135.95	Lot Value	+				
Total Area	x 2,319	Indicated Value	=	336,585			
Adjusted Cost	= 315,268	Value Per SqFt		145.14			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	336,585		
Lot Value			
Indicated Value	336,585	145.14	Per SqFt
Agland Value	2,554		
Site Improvements			
Total Value	339,139	146.24	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	6,429.63		6,430
SHLT	STORM SHELTER	0		1	2014	0.00		
PRCH	SLAB PORCH - COVERED	118694	7x5		35	29.42		1,030
PRCH	SLAB PORCH - COVERED	118695	23x12		276	28.55		7,880



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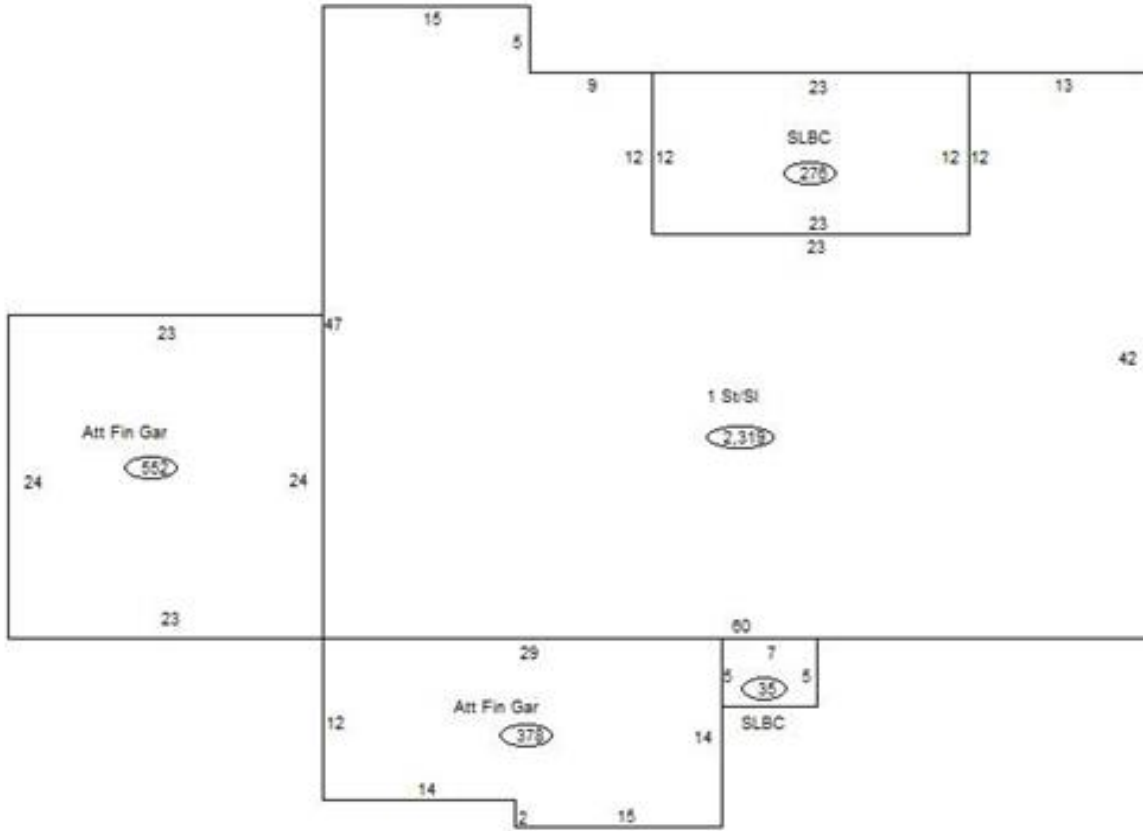
Date 04/18/2026

Time 07:14:10

Page 3

Sketch Image

660093579



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,319	1.000	2,319
2	G	5		13	Att Fin Gar	378	1.000	378
3	G	5		13	Att Fin Gar	552	1.000	552
4	M	PRCH		13	SLBC	35	1.000	35
5	M	PRCH		13	SLBC	276	1.000	276
Total Building Area						2,319		2,319



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Page 4

Agland Inventory

660093579

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			2.820	54	54	152	152
TMBR Totals						2.820			152	152
CHB	CHOTEAU SILT LOAM 1-3% SL	CLT LND	80			.260	280	280	73	73
DBC	DENNIS-BATES COMPLEX 2-5%	CLT LND	60			3.950	210	210	830	830
DNB	DENNIS SILT LOAM 1-3% SLO	CLT LND	80			2.950	280	280	826	826
TAA	TALOKA SILT LOAM 0-1% SLO	CLT LND	84			2.290	294	294	673	673
CLT LND Totals						9.450			2,402	2,402
Total Agland						12.270			2,554	2,554