



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 | 660093648 | | | | | | | | |
| Parcel ID | 000000-00-0-50010-031-0005 | | | | | | | | |
| Cadastral ID | 04-19-17-04191 | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | |
| Property Class | URP | VI Area | 3 | | | | | | |
| Tax Area | 19 - INOLA OT | | | | | | | | |
| Name ID | 316630 | | | | | | | | |
| DOUGLAS, DENISE | | | | | | | | | |
| PO BOX 1154 INOLA OK 74036-0000 | | | | | | | | | |
| Parcel Location | | | | | | | | | |
| Situs | 00134 A ST SW | | | | | | | | |
| Subdivision | INOLA O T | | | | | | | | |
| Lot/Block | 0005 / 0031 | Parcel Size | .68 - Lots | | | | | | |
| Sec/Twn/Rng | 4 / 19 / 17 / 5 | | | | | | | | |
| Neighborhood | 1205 - R-V03-SE INOLA | | | | | | | | |
| School District | S005 - INOLA SCHOOLS | | | | | | | | |
| Legal Description Lat/Long: 36.14875672 -95.50962701 | | | | | | | | | |
| Building Permits | | | | | | | | | |
| N 70' LOT 5 BLOCK 31 INOLA O T. | | | | | | | | | |
| Number | Description | Opened | Closed | Amount | | | | | |
| R13 | R13-NEW 1120 SQ FT SFR | 05/2012 | 08/2012 | 70,000 | | | | | |
| Exemptions | | | | | | | | | |
| Sale History | | | | | | | | | |
| Code | Type | Active | Maximum | Exemption | Bk/Pg | Grantor | Date | Price | Code |
| | | | | | / | DC HOMES LLC | 04/24/2020 | 129,000 | YES |
| | | | | | 2168/888 | MCNICHOL, SHANE P & | 04/22/2011 | 10,000 | YES |
| Parcel Valuation | | | | | | | | | |
| Source | REAL | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 80.060 | Current Tax | |
| Remove Cap | 2021 | Land Value | 23,032 | 12,750 | 11% | 1,403 | Assessed | 18,782 | 1,503.69 |
| Year Frozen | 0 | Improvements | 170,000 | 157,986 | | 17,379 | Penalty | 0 | |
| Uncapped Value | 6,416 | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 |
| TIF Project ID | 0 | Total Value | 193,032 | 170,736 | | 18,782 | Total Taxable | 18,782 | 1,504.00 |
| Assessment History | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax | | |
| 2025 | 2025-660093648 | DOUGLAS, DENISE | 19 | 177,796 | 0 | 17,215 | 1,378.00 | | |
| 2024 | 2024-660093648 | DOUGLAS, DENISE | 19 | 186,905 | 0 | 16,395 | 1,318.00 | | |
| 2023 | 2023-660093648 | DOUGLAS, DENISE | 19 | 148,878 | 0 | 15,614 | 1,258.00 | | |
| 2022 | 2022-660093648 | DOUGLAS, DENISE | 19 | 149,127 | 0 | 14,870 | 1,206.00 | | |
| 2021 | 2021-660093648 | DOUGLAS, DENISE | 19 | 128,751 | 0 | 14,162 | 1,135.00 | | |
| 2020 | 2020-660093648 | DOUGLAS, DENISE | 19 | 117,595 | 0 | 12,863 | 1,039.00 | | |
| 2019 | 2019-660093648 | DC HOMES LLC | 19 | 111,368 | 0 | 12,250 | 1,012.00 | | |
| 2018 | 2018-660093648 | DC HOMES LLC | 19 | 114,565 | 0 | 12,602 | 1,052.00 | | |
| 2017 | 2017-660093648 | DC HOMES LLC | 19 | 113,536 | 0 | 12,489 | 1,051.00 | | |
| 2016 | 2016-660093648 | DC HOMES LLC | 19 | 110,469 | 0 | 12,151 | 1,034.00 | | |
| 2015 | 2015-660093648 | DC HOMES LLC | 19 | 106,791 | 0 | 11,747 | 1,019.00 | | |
| 2014 | 2014-660093648 | DC HOMES LLC | 19 | 108,732 | 0 | 11,748 | 1,055.00 | | |
| 2013 | 2013-660093648 | DC HOMES LLC | 19 | 101,715 | 0 | 11,188 | 942.00 | | |



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| Lot Data | Square-Foot - NBHD 1205 #1 | Primary Image |
|-----------------|----------------------------|---------------|
| Lot Size | | |
| Lot Count | | |
| Units Buildable | 9800 | |
| Non-Ag Acres | 0.225 | |
| Topography | | |
| Street Access | | |
| Utilities | | |
| Amenities | LAND QUALITY | |
| | 0 | |
| | 0 | |
| Method | Square-Foot | |
| Base Lot Value | 9,801.00 x 2.35 = 23,032 | |
| Factor Value | | |
| Adjustments | 1.0000 | |
| Lot Value | 23,032 | |

| Residential Data | |
|------------------|---|
| Type | 1 Single Family Residence |
| Condition | 3 - Average |
| Quality | 3 - Average |
| Architecture | TRAD TRADITIONAL |
| Style | 100% One Story |
| Exterior Wall | 100% Veneer, Masonry |
| Base/Total Area | 1,115 / 1,115 |
| Style | 100% One Story |
| HVAC | 100% Warmed & Cooled Air |
| Roof Cover | 1 Composition Shingle |
| Area on Slab | 1,115 |
| Fixture/RghIn | 8 / |
| Bed/F/H Bath | 3 / 2.0 / |
| Basement Area | |
| Garage Type | 399 Attached Garage - Finished 2 Stalls |
| Remodel | |
| Year/Eff Age | 2012 / 11 |

| | |
|-------------------|------------|
| 660093648 | 11/12/25 |
| 660093648_001.JPG | 11/14/2025 |

| GRM Approach | |
|-----------------|------|
| GRM Code | |
| Gross Rent | 0.00 |
| Indicated Value | |

| Multiple Regression | | | |
|---------------------|---------|--------|----------|
| MRA Code | 1 | Test | |
| Adusted R | 0.8445 | | |
| Indicated Value | 190,045 | 170.44 | Per SqFt |

| Direct Comparables | |
|--------------------|--------------------|
| Selection Model | A Adam Test |
| Adjustment Model | 1 2022 Residential |
| Comparables | |
| Indicated Value | |

| Cost Approach | | | | Manual : 01/2025 | | | |
|---------------|-----------|---------------------|---|------------------|--|--|--|
| Base Cost | 117.20 | Total Misc Impr | + | 7,520 | | | |
| Roofing Adj | + 5.11 | Garage Cost | + | 16,993 | | | |
| Subfloor Adj | + -2.41 | Total RCN | = | 183,802 | | | |
| Heat/Cool Adj | + 12.64 | Depreciation (11%) | - | 20,218 | | | |
| Plumbing Adj | + 10.32 | Lump Sums | + | 0 | | | |
| Basement Adj | + 0.00 | RCNLD | = | 163,584 | | | |
| Adj Base Cost | = 142.86 | Lot Value | + | 23,032 | | | |
| Total Area | x 1,115 | Indicated Value | = | 186,616 | | | |
| Adjusted Cost | = 159,289 | Value Per SqFt | | 167.37 | | | |

| Value Reconciliation | | | |
|----------------------|---------------|--------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | 163,584 | | |
| Lot Value | 23,032 | | |
| Indicated Value | 186,616 | 167.37 | Per SqFt |
| Agland Value | | | |
| Site Improvements | 6,416 | | |
| Total Value | 193,032 | 173.12 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|----------------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |
| PRCH | SLAB PORCH - COVERED | 115667 | 17x4 | | 68 | 26.71 | | 1,816 |
| PATC | Patio - Covered | 150096 | 376 | | 376 | 15.17 | | 5,704 |



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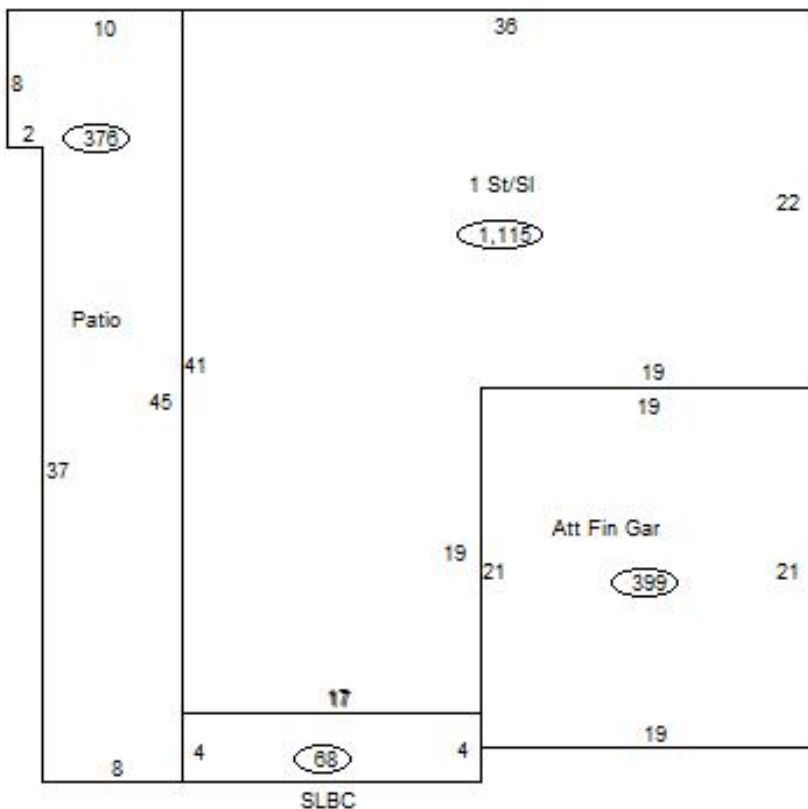
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Sketch Image

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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 | 1,115 | 1.000 | 1,115 |
| 2 | G | 5 | | 13 | Att Fin Gar | 399 | 1.000 | 399 |
| 3 | M | PRCH | | 13 | SLBC | 68 | 1.000 | 68 |
| 4 | M | PATC | | 13 | Patio | 376 | 1.000 | 376 |
| Total Building Area | | | | | | 1,115 | | 1,115 |



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Outbuildings/Site Improvements

| Building Image | Code | Description | Dimensions | Floor | Roofing | Total Units |
|--|------|-----------------------|------------|--------------------------------|--------------|--------------|
|  | SHDS | Shed - Small | 10x16x8 | Plank | Formed Metal | 160 |
| | Qual | 2 | Cond 3 | Year 2024 | Eff Age 2 | |
| Valuation Summary | | Modifier Total | RCN | Depr (10% Phys/ % Func) | | RCNLD |
| Base Cost (19.51 x 160) | | 3,122 | | 3,122 | 312 | 2,810 |
|  | SHDS | Shed - Small | 18x12x8 | Plank | Formed Metal | 216 |
| | Qual | 2 | Cond 3 | Year 2024 | Eff Age 2 | |
| Valuation Summary | | Modifier Total | RCN | Depr (10% Phys/ % Func) | | RCNLD |
| Base Cost (18.55 x 216) | | 4,007 | | 4,007 | 401 | 3,606 |