



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	660096011								
Parcel ID	000000-00-0-50120-002-0002								
Cadastral ID	05-19-17-04570								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	3						
Tax Area	19 - INOLA OT								
Name ID	329971								
TULK, ANDRIA D									
23 HAZEL ST INOLA OK 74036-0000									
Parcel Location									
Situs	00023 HAZEL AVE								
Subdivision	WESTSIDE ESTATES II								
Lot/Block	0002 / 0002	Parcel Size	1 - Lots						
Sec/Twn/Rng	5 / 19 / 17 / 5								
Neighborhood	1206 - R-V03-SE INOLA								
School District	S005 - INOLA SCHOOLS								
Legal Description Lat/Long: 36.15056312 -95.51754978									
Building Permits									
WESTSIDE ESTATES II BLOCK 2 LOT 2									
Number	Description	Opened	Closed	Amount					
R15	R15-NEW SFR	01/2014	01/2014	75,000					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	No	1,000						
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	HEIDLAGE, ROBERT B	01/27/2020	165,000	YES					
2450/55	IHCC INC	01/16/2015	130,000	YES					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	
Remove Cap	2021	Land Value	46,768	30,003	11%	3,300	Assessed	23,502 1,881.57	
Year Frozen	0	Improvements	186,370	183,659		20,202	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	
TIF Project ID	0	Total Value	233,138	213,662		23,502	Total Taxable	23,502 1,882.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660096011	TULK, ANDRIA D	19	225,127	0	22,384	1,792.00		
2024	2024-660096011	TULK, ANDRIA D	19	239,914	0	21,317	1,714.00		
2023	2023-660096011	TULK, ANDRIA D	19	193,977	0	20,303	1,635.00		
2022	2022-660096011	TULK, ANDRIA D	19	195,947	0	19,336	1,568.00		
2021	2021-660096011	TULK, ANDRIA D	19	167,412	0	18,415	1,476.00		
2020	2020-660096011	TULK, ANDRIA D	19	145,649	1000	14,854	1,200.00		
2019	2019-660096011	HEIDLAGE, ROBERT B	19	139,932	1000	14,393	1,189.00		
2018	2018-660096011	HEIDLAGE, ROBERT B	19	140,974	1000	14,507	1,211.00		
2017	2017-660096011	HEIDLAGE, ROBERT B	19	139,814	1000	14,380	1,210.00		
2016	2016-660096011	HEIDLAGE, ROBERT B	19	136,229	1000	13,985	1,190.00		
2015	2015-660096011	HEIDLAGE, ROBERT B	19	54,162	0	3,272	284.00		
2014	2014-660096011	IHCC INC	19	28,336	0	3,117	280.00		



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Lot Data	Square-Foot - NBHD 1206 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.4785	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	20,845.00 x 2.24 = 46,768	
Factor Value		
Adjustments	1.0000	
Lot Value	46,768	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,446 / 1,446
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,446
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	400 Attached Garage - Finished 2 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	1	Test	
Adusted R	0.8445		
Indicated Value	192,097	132.85	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	207,630		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	186,370		
Lot Value	46,768		
Indicated Value	233,138	161.23	Per SqFt
Agland Value			
Site Improvements			
Total Value	233,138	161.23	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	107.94	Total Misc Impr	+	3,116			
Roofing Adj	+ 4.56	Garage Cost	+	14,664			
Subfloor Adj	+ -1.19	Total RCN	=	209,404			
Heat/Cool Adj	+ 11.47	Depreciation (11%)	-	23,034			
Plumbing Adj	+ 9.74	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	186,370			
Adj Base Cost	= 132.52	Lot Value	+	46,768			
Total Area	x 1,446	Indicated Value	=	233,138			
Adjusted Cost	= 191,624	Value Per SqFt		161.23			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	118916	8x5		40	24.14		966
PATO	SLAB PORCH - OPEN	118917	16x14		224	9.60		2,150



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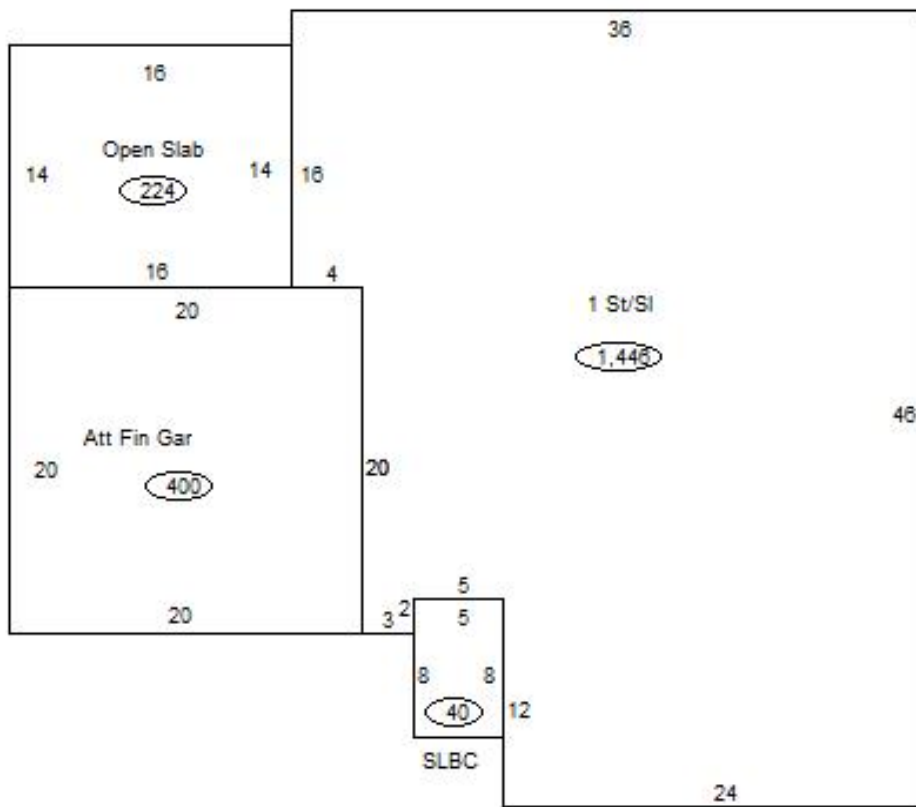
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Sketch Image

660096011



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,446	1.000	1,446
2	G	5		13	Att Fin Gar	400	1.000	400
3	M	PRCH		13	SLBC	40	1.000	40
4	M	PATO		13	Open Slab	224	1.000	224
Total Building Area						1,446		1,446