



# 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	660096015								
Parcel ID	000000-00-0-50120-002-0006								
Cadastral ID	05-19-17-04610								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	3						
Tax Area	19 - INOLA OT								
Name ID	343787								
SMITHER, LEE & ALICIA RENEE									
31 HAZEL ST INOLA OK 74036-0000									
Parcel Location									
Situs	00031 HAZEL AVE								
Subdivision	WESTSIDE ESTATES II								
Lot/Block	0006 / 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: 36.15057812 -95.51918417									
WESTSIDE ESTATES II BLOCK 2 LOT 6									
Building Permits									
Number	Description	Opened	Closed	Amount					
R444688	R23- NEW SFR 1700 SQ FT	02/2022	05/2024	125,000					
Exemptions									
Code	Type	Active	Maximum	Exemption					
HV	Veteran	Yes	999,999	37,249					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	IHCC INC	02/20/2024	330,000	YES					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	
Remove Cap	2025	Land Value	78,446	78,446	11%	Assessed	37,249	2,982.15	
Year Frozen	0	Improvements	260,185	260,185		Penalty	0		
Uncapped Value	0	Mobile Home	0	0		Exemption	37,249	-2,982.00	
TIF Project ID	0	Total Value	338,631	338,631		Total Taxable	0	0.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660096015	SMITHER, LEE & ALICIA RENEE	19	330,000	36300		.00		
2024	2024-660096015	SMITHER, LEE & ALICIA RENEE	19	51,943	0	232	19.00		
2023	2023-660096015	IHCC INC	19	2,012	0	221	18.00		
2022	2022-660096015	IHCC INC	19	2,012	0	221	18.00		
2021	2021-660096015	IHCC INC	19	2,012	0	221	18.00		
2020	2020-660096015	IHCC INC	19	2,012	0	221	18.00		
2019	2019-660096015	IHCC INC	19	2,012	0	221	18.00		
2018	2018-660096015	IHCC INC	19	2,012	0	221	18.00		
2017	2017-660096015	IHCC INC	19	2,012	0	221	19.00		
2016	2016-660096015	IHCC INC	19	2,012	0	221	19.00		
2015	2015-660096015	IHCC INC	19	2,012	0	221	19.00		
2014	2014-660096015	IHCC INC	19	2,012	0	221	20.00		



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Lot Data		Square-Foot - NBHD 1206 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.5348		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	23,295.00 x 2.17 = 50,443		
Factor Value			
Adjustments	1.5551		
Lot Value	78,446		



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	1,767 / 1,767
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,767
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	619 Attached Garage - Finished
Remodel	
Year/Eff Age	2024 / 2

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	1 2022 Residential
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	110.32	Total Misc Impr	+ 8,677
Roofing Adj	+ 4.82	Garage Cost	+ 23,609
Subfloor Adj	+ -2.31	Total RCN	= 265,495
Heat/Cool Adj	+ 12.64	Depreciation ( 2%)	- 5,310
Plumbing Adj	+ 6.51	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 260,185
Adj Base Cost	= 131.98	Lot Value	+ 78,446
Total Area	x 1,767	Indicated Value	= 338,631
Adjusted Cost	= 233,209	Value Per SqFt	191.64

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	260,185		
Lot Value	78,446		
Indicated Value	338,631	191.64	Per SqFt
Agland Value			
Site Improvements			
Total Value	338,631	191.64	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	160115	287		287	26.03		7,471
PRCH	Slab Porch - Covered	160116	9x5		45	26.79		1,206



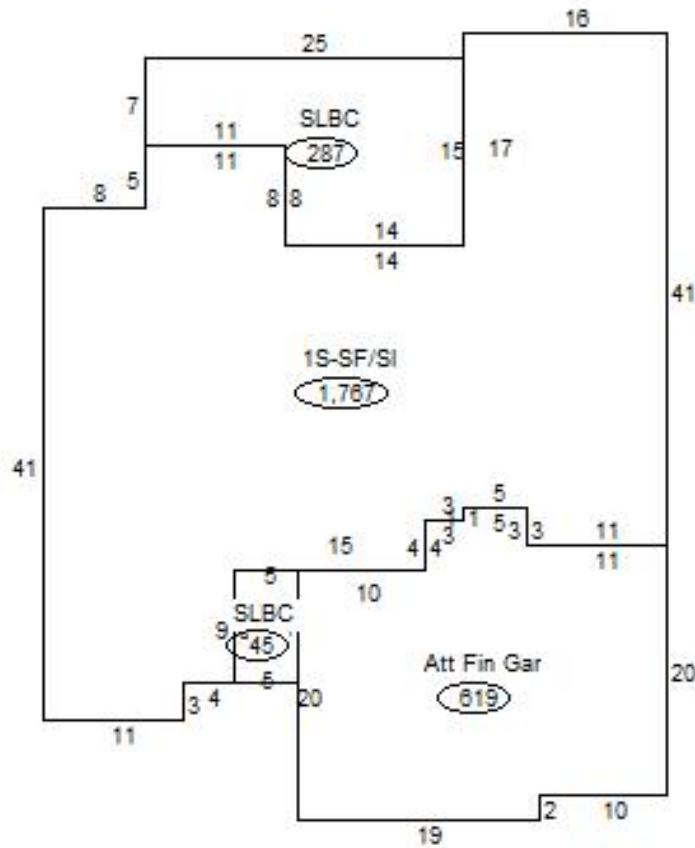
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Sketch Image

660096015



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	1,767	1.000	1,767
2	G	5		20	Att Fin Gar	619	1.000	619
3	M	PRCH		20	SLBC	287	1.000	287
4	M	PRCH		20	SLBC	45	1.000	45
<b>Total Building Area</b>						1,767		1,767