



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 09:02:01
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Assessment Data					Primary Image																																																																																																				
Account 660098168 Parcel ID 20N17E-02-3-00000-000-0001 Cadastral ID 02-20-17-00340 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 95 - MAYES/TRI-DISTRICT FIRE Name ID 316386 MARSHALL, SETH AIDEN & MICHELE MCKENZIE 25705 S 4230 RD INOLA OK 74036-0000 Parcel Location Situs 25705 S 4230 RD Subdivision Lot/Block / Parcel Size 1.42 - Acres Sec/Twn/Rng 2 / 20 / 17 / 3 Neighborhood 2017 - UNPLATTED LAND School District S032 - MAYES SCHOOLS					<p>660098168 12/05/25</p> <p>660098168_001.JPG 12/8/2025</p>																																																																																																				
Legal Description Lat/Long: 36.23804337 -95.47443248																																																																																																									
BEG AT PT ON W/L SW/4 SW/4 381' S OF NW/C THEREOF; TH N89-43 40E 31'; TH N55-05-15E 515.89'; TH S89-41-05E 142.37'; TH S01-28-53W 180.15'; TH S87- 35-02W 275.21'; TH S67-27-51W 309.54'; TH S89-43 40W 30.8'; TH N00-16-20W 15.85' TO POB.					Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																											
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Lot Data	Square-Foot - NBHD 2017 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value		

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,004 / 1,496
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	2 Composition Roll
Area on Slab	1,004
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	1994 / 32

660098168	12/05/25
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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	81.60	Total Misc Impr	+ 0	Garage Cost	+ 13,297	Total RCN	= 166,951
Roofing Adj	+ 2.36	Depreciation (44%)	- 73,458	Lump Sums	+ 0	RCNLD	= 93,493
Subfloor Adj	+ 0.00	Lot Value	+ 93,493	Indicated Value	= 93,493	Value Per SqFt	62.50
Heat/Cool Adj	+ 10.30						
Plumbing Adj	+ 8.45						
Basement Adj	+ 0.00						
Adj Base Cost	= 102.71						
Total Area	x 1,496						
Adjusted Cost	= 153,654						

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	93,493		
Lot Value			
Indicated Value	93,493	62.50	Per SqFt
Agland Value	306		
Site Improvements			
Total Value	93,799	62.70	Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value



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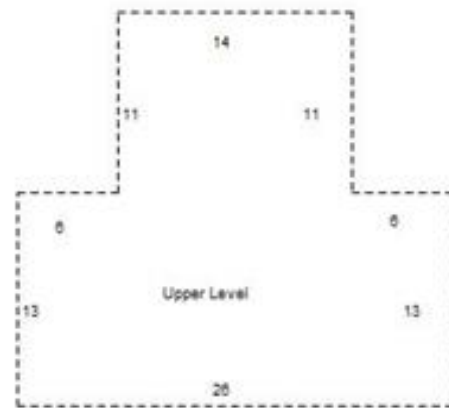
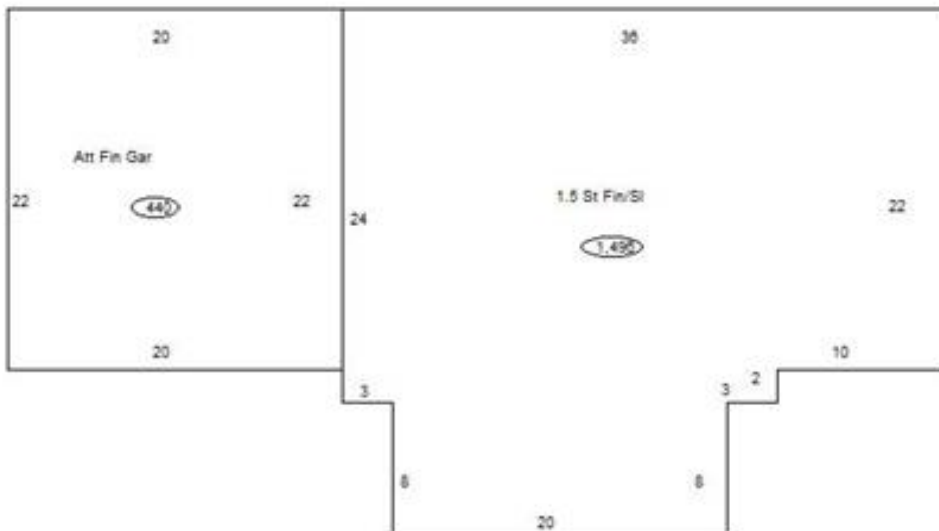
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Sketch Image

660098168



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/Sl	1,004	1.490	1,496
2	G	5		10	Att Fin Gar	440	1.000	440
3	U	^UL	Overhang	10	Upper Level	492	1.000	492
Total Building Area						1,004		1,496



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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
CHB	CHOTEAU SILT LOAM 1-3% SL	IMP PST	80			.870	224	224	195	195
CO	COLLINSVILLE STONY LOAM	IMP PST	22			.040	62	62	2	2
PAA	PARSONS SILT LOAM 0-1% SL	IMP PST	76			.510	213	213	109	109
IMP PST Totals						1.420			306	306
Total Agland						1.420			306	306