



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 09:21:05  
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Assessment Data					Primary Image																																																																																												
<b>Account</b> 660099633 <b>Parcel ID</b> 23N15E-15-3-00000-000-0099 <b>Cadastral ID</b> 15-23-15-02510 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 321567 GIBSON, DANIEL MARK & JESACA LYNN  9809 S 4103 RD OOLOGAH OK 74053-0000  <b>Parcel Location</b> <b>Situs</b> 09809 S 4103 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 10 - Acres <b>Sec/Twn/Rng</b> 15 / 23 / 15 / 3 <b>Neighborhood</b> 4030 - OOLOGAH RURAL <b>School District</b> S004 - OOLOGAH SCHOOLS					<p>\\tsclient\C\Users\CB\Pictures\2020-05-19\IMG_0050.JPG 5/19/2020</p>																																																																																												
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Lot Data		Square-Foot - NBHD 4030 #1
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	435,622.00 x .31 = 137,220	
Factor Value		
Adjustments	1.0000	
Lot Value	137,220	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	2,656 / 2,656
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,656
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	784 Detached Garage - Finished
Remodel	
Year/Eff Age	2017 / 7

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	375,951 141.55 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	363,078
Lot Value	137,220
Indicated Value	500,298 188.37 Per SqFt
Agland Value	
Site Improvements	2,335
Total Value	502,633 189.24 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	99.62	Total Misc Impr	+ 18,585
Roofing Adj	+ 5.12	Garage Cost	+ 41,654
Subfloor Adj	+ -3.32	Total RCN	= 390,406
Heat/Cool Adj	+ 14.47	Depreciation ( 7%)	- 27,328
Plumbing Adj	+ 8.42	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 363,078
Adj Base Cost	= 124.31	Lot Value	+ 137,220
Total Area	x 2,656	Indicated Value	= 500,298
Adjusted Cost	= 330,167	Value Per SqFt	188.37

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	134209	18x10		180	28.88		5,198
PRCH	SLAB PORCH - COVERED	134210	60x8		480	27.89		13,387



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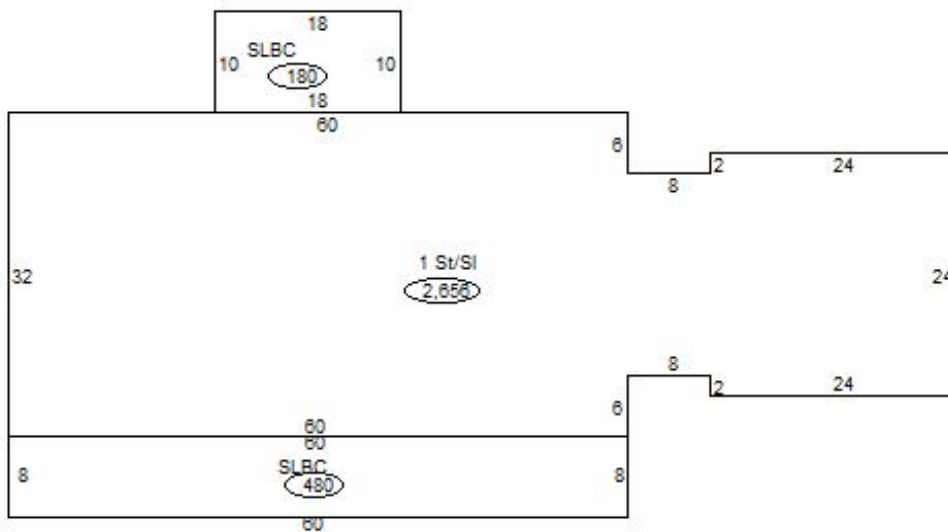
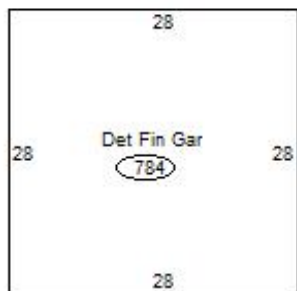
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### Sketch Image

660099633



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1 St/SI	2,656	1.000	2,656
2	M	PRCH		20	SLBC	180	1.000	180
3	M	PRCH		20	SLBC	480	1.000	480
4	G	6		20	Det Fin Gar	784	1.000	784
<b>Total Building Area</b>						2,656		2,656



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LOAF	Loafing Shed	20x40x8	Dirt	Formed Metal	800
	Qual 3	Cond 3	Year 2000	Eff Age 20		

Valuation Summary	Modifier Total	RCN	Depr (59% Phys/ % Func)	RCNLD
Base Cost (7.12 x 800)	5,696		5,696	3,361
				2,335