



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 660100051 Parcel ID 22N14E-11-3-00000-000-0099 Cadastral ID 11-22-14-00120 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 340683 MAXWELL, KENNETH GLENN & LISA JO REVOCABLE LIVING TRUST 14675 S 4050 RD OOLOGAH OK 74053-0000																																																																																									
Parcel Location Situs 14675 S 4050 RD Subdivision Lot/Block / Parcel Size 30.96 - Acres Sec/Twn/Rng 11 / 22 / 14 / 3 Neighborhood 4010 - 22-14 School District S004 - OOLOGAH SCHOOLS																																																																																									
Legal Description Lat/Long: 36.39929127 -95.79162882 TR COMM NW/C NW SW; S00.1007E 469.38' TO POB; S89.4802E 1623 35'; S00.1334E 374.91'; S76.0115W 147.07'; S12.0436E 182.97'; S34 1524E 267.76'; S69.2956W 111.69'; N89.4802W 1564'; N00.1007W 850' 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>R18</td> <td>R18- NEW SHOP</td> <td>11/2017</td> <td>12/2017</td> <td></td> </tr> <tr> <td>R18</td> <td>R18-NEW SFR</td> <td>03/2017</td> <td>11/2017</td> <td></td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount	R18	R18- NEW SHOP	11/2017	12/2017		R18	R18-NEW SFR	03/2017	11/2017																																																																		
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Lot Data	
Lot Size	-
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	3,238 / 3,238
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	3,238
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 3.0 /
Basement Area	
Garage Type	981 Attached Garage - Finished
Remodel	
Year/Eff Age	2017 / 7

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	107.97	Total Misc Impr	+	32,822	
Roofing Adj	+ 5.60	Garage Cost	+	55,829	
Subfloor Adj	+ -4.31	Total RCN	=	520,438	
Heat/Cool Adj	+ 16.31	Depreciation (7%)	-	36,431	
Plumbing Adj	+ 7.78	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	484,007	
Adj Base Cost	= 133.35	Lot Value	+		
Total Area	x 3,238	Indicated Value	=	484,007	
Adjusted Cost	= 431,787	Value Per SqFt		149.48	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	484,007		
Lot Value			
Indicated Value	484,007	149.48	Per SqFt
Agland Value	6,735		
Site Improvements	152,428		
Total Value	1,127,177	348.11	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	7,243.87		7,244
SHLT	STORM SHELTER	0		1	2018	0.00		
PRCH	SLAB PORCH - COVERED	135619	146		146	32.59		4,758
PRCH	SLAB PORCH - COVERED	135621	426		426	31.55		13,440
PRCH	SLAB PORCH - COVERED	135622	105		105	32.85		3,449
PATO	SLAB PORCH - OPEN	147134	30x12		360	10.92		3,931



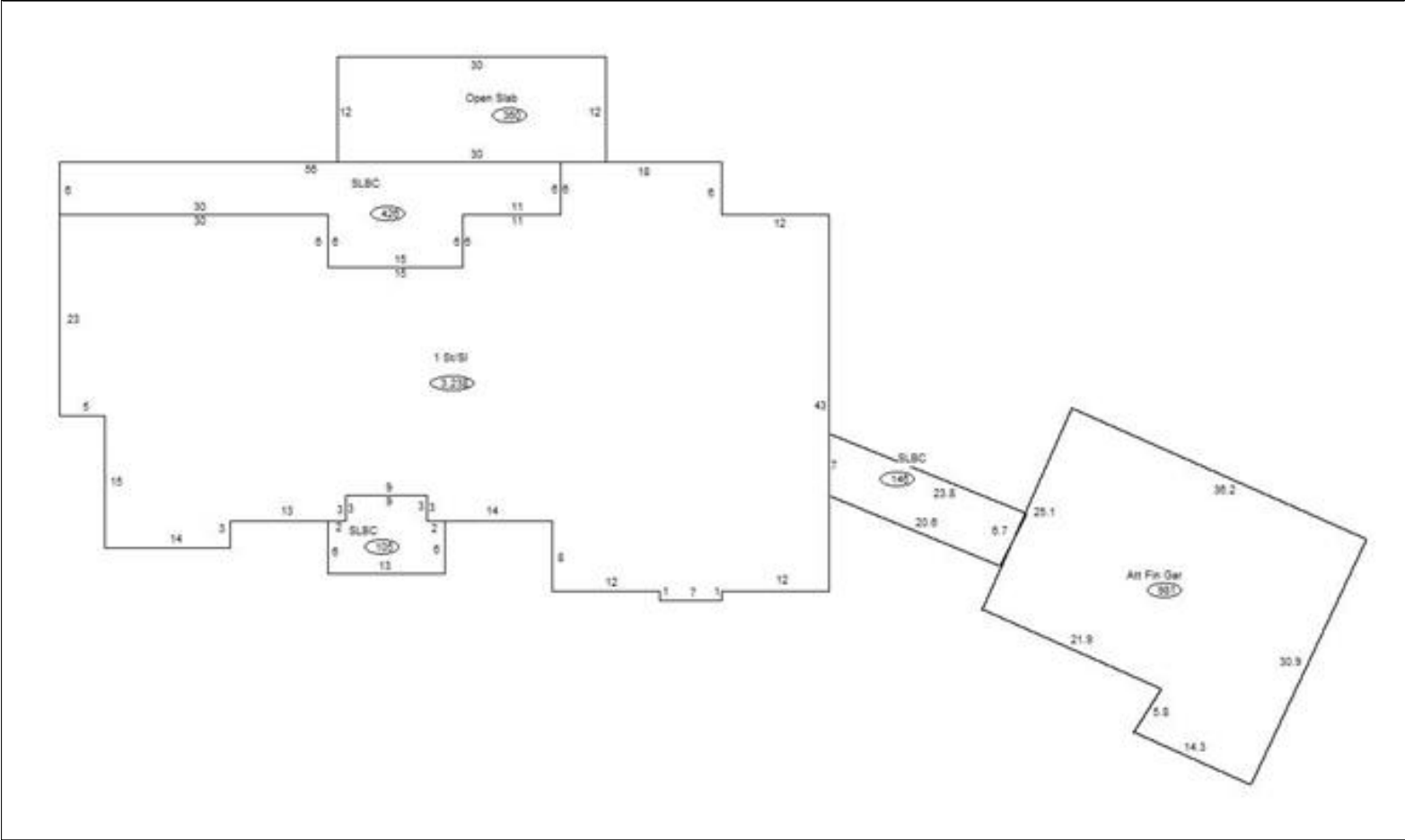
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Sketch Image

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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/SI	3,238	1.000	3,238
2	M	PRCH		13	SLBC	146	1.000	146
3	G	5		13	Att Fin Gar	981	1.000	981
4	M	PRCH		13	SLBC	426	1.000	426
5	M	PRCH		13	SLBC	105	1.000	105
6	M	PATO		13	Open Slab	360	1.000	360
Total Building Area						3,238		3,238



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SPLG	SWIM VINYL	34x14x0	Concrete		476
	Qual	5	Cond 5	Year 2020	Eff Age 3	
	Valuation Summary		Modifier Total	RCN	Depr (15% Phys/ % Func)	RCNLD
	Base Cost (61.29 x 476)		29,174	29,174	4,376	24,798
	CPDT	Carport - Portable	20x18x10	Concrete	Formed Metal	360
	Qual	3	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (31% Phys/ % Func)	RCNLD
	Base Cost (11.25 x 360)		4,050	4,050	1,256	2,794
	HAYS	HAY SHED	100x90x10	Dirt	Formed Metal	9,000
	Qual	3	Cond 3	Year 2020	Eff Age 5	
	Valuation Summary		Modifier Total	RCN	Depr (18% Phys/ % Func)	RCNLD
	Base Cost (7.13 x 9,000)		64,170	64,170	11,551	52,619
	UTIL	SHOP BUILDING	80x40x10	Concrete	Formed Metal	3,200
	Qual	3	Cond 3	Year 2017	Eff Age 7	
	Valuation Summary		Modifier Total	RCN	Depr (13% Phys/ % Func)	RCNLD
	Base Cost (25.94 x 3,200)		83,008	83,008	10,791	72,217



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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
OKA	OKEMAH SILTY CLAY LOAM	NTV PST	90			20.047	216	216	4,330	4,330
PAA	PARSONS SILT LOAM 0-1% SL	IMP PST	76			7.214	213	213	1,535	1,535
TAA	TALOKA SILT LOAM 0-1% SLO	IMP PST	84			3.698	235	235	870	870
IMP PST Totals						30.960			6,735	6,735
Total Agland						30.960			6,735	6,735