



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 09:29:13
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Assessment Data					Primary Image																																																																																				
Account 660100222 Parcel ID 22N14E-14-1-00000-000-0099 Cadastral ID 14-22-14-01210 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 321274 LAMBERT, LANDEN & AMANDA 2496 E 430 RD OOLOGAH OK 74053-0000 Parcel Location Situs 02496 E 430 RD Subdivision Lot/Block / Parcel Size 1.38 - Acres Sec/Twn/Rng 14 / 22 / 14 / 1 Neighborhood 4010 - 22-14 School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-8- 8/25/2020</p>																																																																																				
Legal Description Lat/Long: 36.39261172 -95.78497332																																																																																									
TR COMM NW/C NW NE; S00.0025W 531.28' TO POB; S89.3754E 208 71'; S00.0025W 288'; N89.3527W 208.71'; N00.0025E 287.85' 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>R 2017 08 28 R19-</td> <td>NEW SFR 2435 SQ FT</td> <td>08/2017</td> <td>04/2018</td> <td>237,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R 2017 08 28 R19-	NEW SFR 2435 SQ FT	08/2017	04/2018	237,000																																																																						
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Lot Data	Square-Foot - NBHD 4010 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	1.3797	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	60,100.00 x 1.08 = 65,201	
Factor Value		
Adjustments	1.0000	
Lot Value	65,201	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	60% Veneer, Masonry 40% Frame, Siding, Wood
Base/Total Area	2,515 / 2,515
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,515
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	1,010 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2017 / 7



\\tsclient\TCASEY\CASEY BOOTH VISUAL INSPECTION\2020-8- 8/25/2020

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	381,704	151.77	Per SqFt

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

Cost Approach				Manual : 01/2025	
Base Cost	105.40	Total Misc Impr	+	20,963	
Roofing Adj	+ 5.15	Garage Cost	+	37,582	
Subfloor Adj	+ -3.37	Total RCN	=	386,878	
Heat/Cool Adj	+ 14.47	Depreciation (7%)	-	27,081	
Plumbing Adj	+ 8.90	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	359,797	
Adj Base Cost	= 130.55	Lot Value	+	65,201	
Total Area	x 2,515	Indicated Value	=	424,998	
Adjusted Cost	= 328,333	Value Per SqFt		168.99	

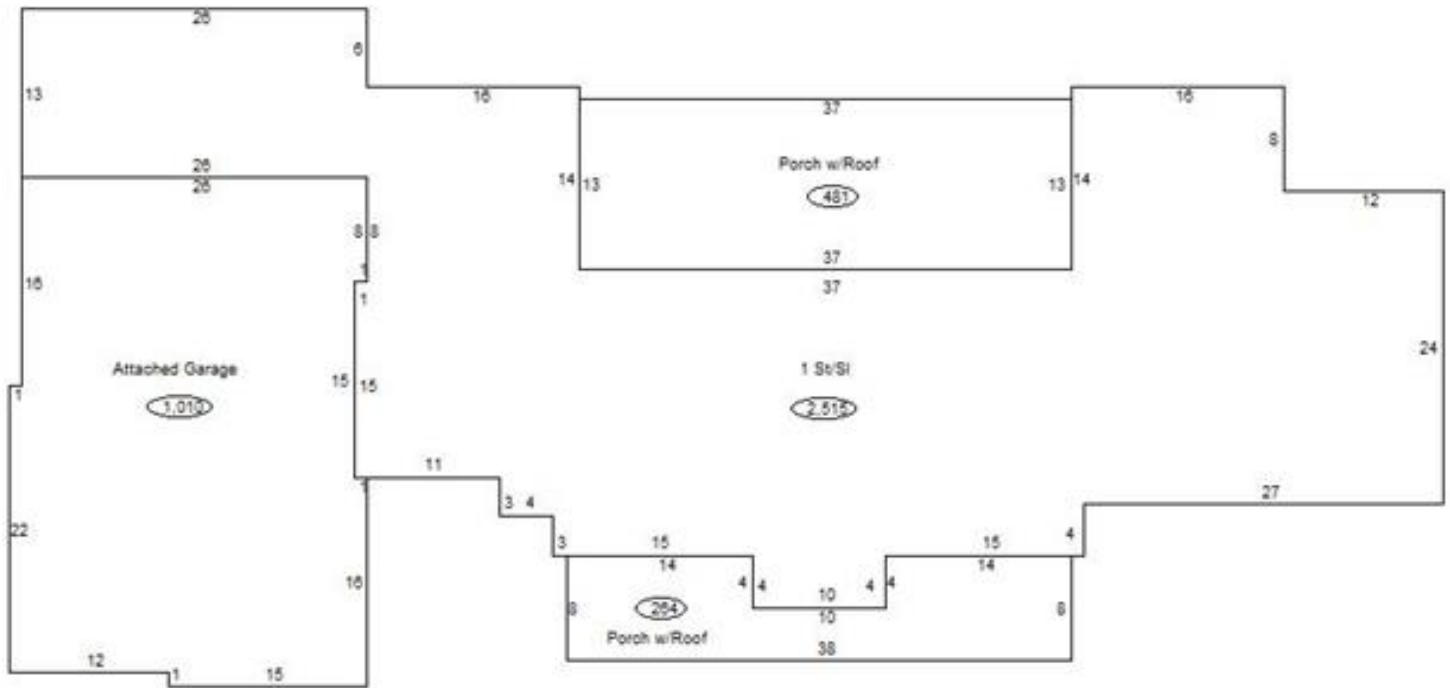
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	359,797		
Lot Value	65,201		
Indicated Value	424,998	168.99	Per SqFt
Agland Value			
Site Improvements			
Total Value	424,998	168.99	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	138434	37x13		481	27.89		13,415
PRCH	SLAB PORCH - COVERED	138435	264		264	28.59		7,548



Sketch Image

660100222



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,515	1.000	2,515
2	G	1		13	Attached Garage	1,010	1.000	1,010
3	M	PRCH		13	SLBC	481	1.000	481
4	M	PRCH		13	SLBC	264	1.000	264
Total Building Area						2,515		2,515



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x10x8	Base	Composition Shingle	100
	Qual	3	Cond 3	Year	Eff Age 1520	
Valuation Summary		Modifier Total		RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (28.34 x 100)		2,834		2,834	2,834	2,834