



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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| Assessment Data  |                         |                          |                  |                  | Primary Image  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
|--|-------------------------|--------------------------|------------------|------------------|--|--------------------|----------------------|----------------------|--------------------|--------|-------------|--------|--------|--------|-----|-------------------|---------|---------|--|
| <b>Account</b> 660100363<br><b>Parcel ID</b> 21N15E-08-2-00000-000-0002<br><b>Cadastral ID</b> 08-21-15-00281<br><b>Property Type</b> REAL - Real Property<br><b>Property Class</b> HA VI Area 4<br><b>Tax Area</b> 7 - OWASSO/LIMESTONE FIRE<br><b>Name ID</b> 89044<br>HOUSING AUTHORITY OF THE<br><br>CHEROKEE NATION OF OKLAHOMA<br>PO BOX 1007<br>TAHLEQUAH OK 74465-0000<br><br><b>Parcel Location</b><br><b>Situs</b> 20485 S 4080 RD<br><b>Subdivision</b><br><b>Lot/Block</b> / <b>Parcel Size</b> 2.56 - Acres<br><b>Sec/Twn/Rng</b> 8 / 21 / 15 / 2<br><b>Neighborhood</b> 6060 - UNPLATTED<br><b>School District</b> S021 - OWASSO SCHOOLS |                         |                          |                  |                  | <p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0613\IMG_0010. 6/13/2022</p>  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
| <b>Legal Description</b> Lat/Long: 36.31497862 -95.73917339  |                         |                          |                  |                  |  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
| S 165' W 676.5' S2 SW NW   |                         |                          |                  |                  | <b>Building Permits</b> <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>R19- POSS NEW SFR</td> <td>07/2017</td> <td>12/2018</td> <td></td> </tr> </tbody> </table> |                    |                      |                      |                    | Number | Description | Opened | Closed | Amount | R18 | R19- POSS NEW SFR | 07/2017 | 12/2018 |  |
| Number   | Description             | Opened                   | Closed           | Amount           |  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
| R18  | R19- POSS NEW SFR       | 07/2017                  | 12/2018          |                  |  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
| <b>Exemptions</b>  |                         |                          |                  |                  | <b>Sale History</b>  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
| <b>Code</b>  | <b>Type</b>             | <b>Active</b>            | <b>Maximum</b>   | <b>Exemption</b> | <b>Bk/Pg</b>   | <b>Grantor</b>     | <b>Date</b>          | <b>Price</b>         | <b>Code</b>        |        |             |        |        |        |     |                   |         |         |  |
|  |                         |                          |                  |                  | /  | BUSHYHEAD, JORY G  | 05/03/2017           | 0                    | 1                  |        |             |        |        |        |     |                   |         |         |  |
| <b>Parcel Valuation</b>  |                         |                          |                  |                  |  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
| <b>Source</b>  | <b>REAL</b>             |                          | <b>Fair Cash</b> | <b>Capped</b>    | <b>Asmnt Level</b>   | <b>Assessed</b>    | <b>Levy Rate</b>     | 108.538              | <b>Current Tax</b> |        |             |        |        |        |     |                   |         |         |  |
| Remove Cap   | 0                       | <b>Land Value</b>        | 485              | 0                | 11%  | 0                  | <b>Assessed</b>      | 0                    | 0.00               |        |             |        |        |        |     |                   |         |         |  |
| Year Frozen  |                         | <b>Improvements</b>      | 154,327          | 0                |  | 0                  | <b>Penalty</b>       | 0                    |                    |        |             |        |        |        |     |                   |         |         |  |
| Uncapped Value   | 0                       | <b>Mobile Home</b>       | 0                | 0                |  | 0                  | <b>Exemption</b>     | 0                    | 0.00               |        |             |        |        |        |     |                   |         |         |  |
| TIF Project ID   | 0                       | <b>Total Value</b>       | 154,812          | 0                |  | 0                  | <b>Total Taxable</b> | 0                    | 0.00               |        |             |        |        |        |     |                   |         |         |  |
| <b>Assessment History</b>  |                         |                          |                  |                  |  |                    |                      |                      |                    |        |             |        |        |        |     |                   |         |         |  |
| <b>Tax Year</b>  | <b>Statement Number</b> | <b>Billed Owner</b>      |                  |                  | <b>Tax Area</b>  | <b>Total Value</b> | <b>Exemptions</b>    | <b>Taxable Value</b> | <b>Billed Tax</b>  |        |             |        |        |        |     |                   |         |         |  |
| 2025   | 2025-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 148,642            | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2024   | 2024-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 143,716            | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2023   | 2023-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 133,054            | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2022   | 2022-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 109,969            | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2021   | 2021-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 109,969            | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2020   | 2020-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 108,987            | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2019   | 2019-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 102,752            | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2018   | 2018-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 485                | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |
| 2017   | 2017-660100363          | HOUSING AUTHORITY OF THE |                  |                  | 7  | 485                | 0                    |                      | .00                |        |             |        |        |        |     |                   |         |         |  |



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| Lot Data   | Primary Image |
|--|---------------|
| Lot Size<br>Lot Count<br>Units Buildable<br>Non-Ag Acres<br>Topography<br>Street Access<br>Utilities<br>Amenities LAND QUALITY<br><br>Method<br>Base Lot Value<br>Factor Value<br>Adjustments<br>Lot Value |               |

| Residential Data |                           |
|------------------|---------------------------|
| Type             | 1 Single Family Residence |
| Condition        | 3 - Average               |
| Quality          | 2 - Fair                  |
| Architecture     |                           |
| Style            | 100% One Story            |
| Exterior Wall    | 100% Veneer, Masonry      |
| Base/Total Area  | 1,350 / 1,350             |
| Style            | 100% One Story            |
| HVAC             | 100% Warmed & Cooled Air  |
| Roof Cover       | 1 Composition Shingle     |
| Area on Slab     | 1,350                     |
| Fixture/RghIn    | 11 /                      |
| Bed/F/H Bath     | 4 / 2.0 /                 |
| Basement Area    |                           |
| Garage Type      |                           |
| Remodel          |                           |
| Year/Eff Age     | 2018 / 6                  |

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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     | 94.70    | Total Misc Impr | + 4,527   | Roofing Adj      | + 3.90    | Garage Cost        | + 0       |
| Subfloor Adj  | + 0.00   | Total RCN       | = 164,178 | Heat/Cool Adj    | + 10.30   | Depreciation ( 6%) | - 9,851   |
| Plumbing Adj  | + 9.36   | Lump Sums       | + 0       | Basement Adj     | + 0.00    | RCNLD              | = 154,327 |
| Adj Base Cost | = 118.26 | Lot Value       | + 0       | Total Area       | x 1,350   | Indicated Value    | = 154,327 |
|               |          | Value Per SqFt  | 114.32    | Adjusted Cost    | = 159,651 |                    |           |

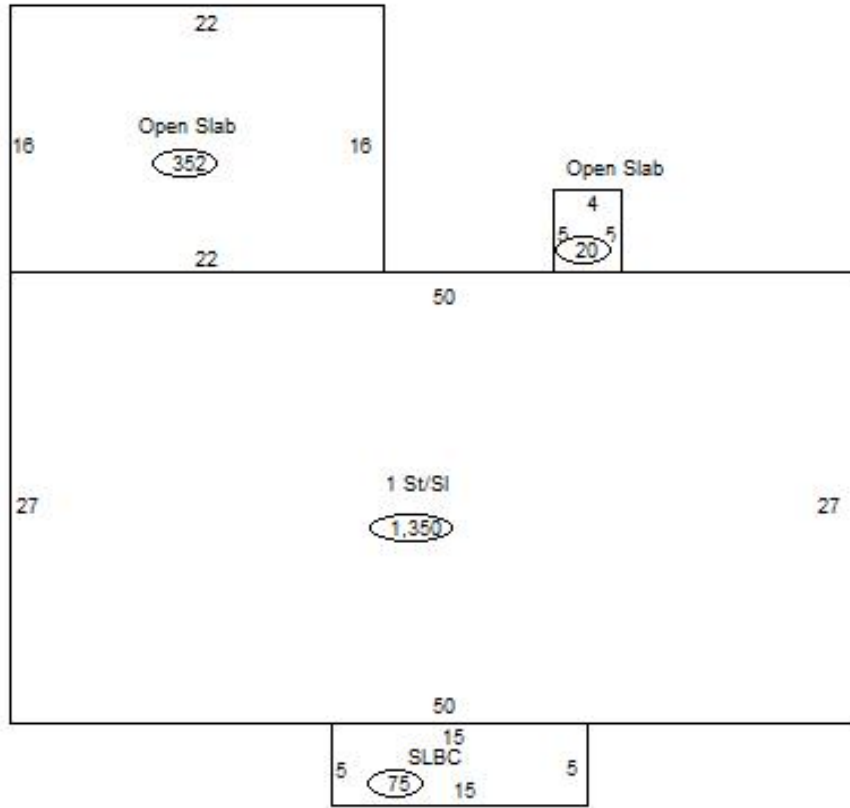
| Value Reconciliation |               |        |                      |
|----------------------|---------------|--------|----------------------|
| Selected Approach    | Cost Approach |        |                      |
| Improvements         | 154,327       |        |                      |
| Lot Value            |               |        |                      |
| Indicated Value      | 154,327       | 114.32 | Per SqFt             |
| Agland Value         | 485           |        |                      |
| Site Improvements    |               |        |                      |
| Total Value          | 154,812       | 114.68 | Total Value Per SqFt |

| Miscellaneous Improvements |                      |           |       |      |       |           |      |       |
|----------------------------|----------------------|-----------|-------|------|-------|-----------|------|-------|
| Code                       | Description          | Sketch ID | Size  | Year | Units | Unit Cost | Depr | Value |
| PATO                       | SLAB PORCH - OPEN    | 139690    | 5x4   |      | 20    | 10.24     |      | 205   |
| PRCH                       | SLAB PORCH - COVERED | 139691    | 15x5  |      | 75    | 21.06     |      | 1,580 |
| PATO                       | Slab Porch - Open    | 153892    | 22x16 |      | 352   | 7.79      |      | 2,742 |



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       | 1,350     | 1.000      | 1,350      |
| 2                          | M    | PATO |            | 13    | Open Slab     | 20        | 1.000      | 20         |
| 3                          | M    | PRCH |            | 13    | SLBC          | 75        | 1.000      | 75         |
| 4                          | M    | PATO |            | 13    | Open Slab     | 352       | 1.000      | 352        |
| <b>Total Building Area</b> |      |      |            |       |               | 1,350     |            | 1,350      |



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### Outbuildings/Site Improvements

| Building Image   | Code        | Description      | Dimensions            | Floor      | Roofing                         | Total Units  |
|--|-------------|------------------|-----------------------|------------|---------------------------------|--------------|
|  | STF<br>Qual | STG FAIR<br>Cond | 0x0x0<br>Year         |            | Eff Age                         |              |
| <b>Valuation Summary</b>   |             |                  | <b>Modifier Total</b> | <b>RCN</b> | <b>Depr (100% Phys/ % Func)</b> | <b>RCNLD</b> |
| Base Cost (4.68 x )  |             |                  |                       |            |                                 |              |



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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 |
|-----------------------|---------------------------|----------|-----|----------|----------|-------|----------|----------|-----------|--------------|
| NAB                   | NEWTONIA SILT LOAM 1-3% S | NTV PST  | 80  |          |          | 1.250 | 192      | 192      | 240       | 240          |
| SUB                   | SUMMIT SILTY CLAY LOAM 1- | NTV PST  | 78  |          |          | 1.310 | 187      | 187      | 245       | 245          |
| <b>NTV PST Totals</b> |                           |          |     |          |          | 2.560 |          |          | 485       | 485          |
| <b>Total Agland</b>   |                           |          |     |          |          | 2.560 |          |          | 485       | 485          |