



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	660100862								
Parcel ID	20N16E-22-1-00000-000-0003								
Cadastral ID	22-20-16-00420								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	3						
Tax Area	2 - INOLA RURAL								
Name ID	322923								
ODELL, JOSHUA G & ASHLEY D									
28300 S 4170 RD INOLA OK 74036-0000									
Parcel Location									
Situs	28300 S 4170 RD								
Subdivision									
Lot/Block	/	Parcel Size	15 - Acres						
Sec/Twn/Rng	22 / 20 / 16 / 1								
Neighborhood	2016 - UNPLATTED LAND								
School District	S005 - INOLA SCHOOLS								
Legal Description Lat/Long: 36.20068673 -95.58503264									
TR IN SE NE DESC AS COMM NE/C SE NE; S00.0458W 175' TO POB; S00.0458W 410.53'; S89.4233W 593'; S00.0458W 735.60'; S89.4233W 358.62'; N00.0447E 1145.10'; N89.3849E 951.68' TO POB.									
Building Permits									
Number	Description	Opened	Closed	Amount					
R23 228	R24 NEW DTCH ACC BLDG 25X35	08/2023	11/2023	25,000					
R19	R20-911 ADDR ASSIGNED	02/2018	03/2019						
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
2665/511	WEAST, SKIPPER &	10/06/2017	104,500	YES					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	
Remove Cap	2018	Land Value	1,767	1,767	11%	Assessed	16,955	1,357.42	
Year Frozen		Improvements	177,875	152,375		Penalty	0		
Uncapped Value	0	Mobile Home	0	0		Exemption	1,000	-80.00	
TIF Project ID	0	Total Value	179,642	154,142		Total Taxable	15,955	1,277.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660100862	ODELL, JOSHUA G & ASHLEY D	2	149,653	1000	15,462	1,238.00		
2024	2024-660100862	ODELL, JOSHUA G & ASHLEY D	2	156,034	1000	14,988	1,205.00		
2023	2023-660100862	ODELL, JOSHUA G & ASHLEY D	2	116,847	1000	11,853	955.00		
2022	2022-660100862	ODELL, JOSHUA G & ASHLEY D	2	147,846	1000	15,263	1,238.00		
2021	2021-660100862	ODELL, JOSHUA G & ASHLEY D	2	147,841	1000	15,263	1,223.00		
2020	2020-660100862	ODELL, JOSHUA G & ASHLEY D	2	225,684	1000	22,049	1,781.00		
2019	2019-660100862	ODELL, JOSHUA G & ASHLEY D	2	115,808	0	12,127	1,002.00		
2018	2018-660100862	ODELL, JOSHUA G & ASHLEY D	2	104,999	0	11,550	964.00		



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Lot Data	Square-Foot - UNPLATTED LAND (ACRES)	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value		<p>660100862 11/05/25</p> <p>660100862_001.JPG 11/5/2025</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,080 / 1,080
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,080
Fixture/RghIn	7 /
Bed/F/H Bath	2 / 1.0 / 1.0
Basement Area	
Garage Type	520 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	2019 / 5

Cost Approach		Manual : 01/2025	
Base Cost	92.29	Total Misc Impr	+ 4,930
Roofing Adj	+ 4.86	Garage Cost	+ 15,080
Subfloor Adj	+ 0.00	Total RCN	= 144,340
Heat/Cool Adj	+ 10.30	Depreciation (5%)	- 7,217
Plumbing Adj	+ 7.67	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 137,123
Adj Base Cost	= 115.12	Lot Value	+ 137,123
Total Area	x 1,080	Indicated Value	= 137,123
Adjusted Cost	= 124,330	Value Per SqFt	126.97

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	

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	137,123		
Lot Value			
Indicated Value	137,123	126.97	Per SqFt
Agland Value	1,767		
Site Improvements	40,752		
Total Value	179,642	166.34	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	140751	20x12		240	20.54		4,930



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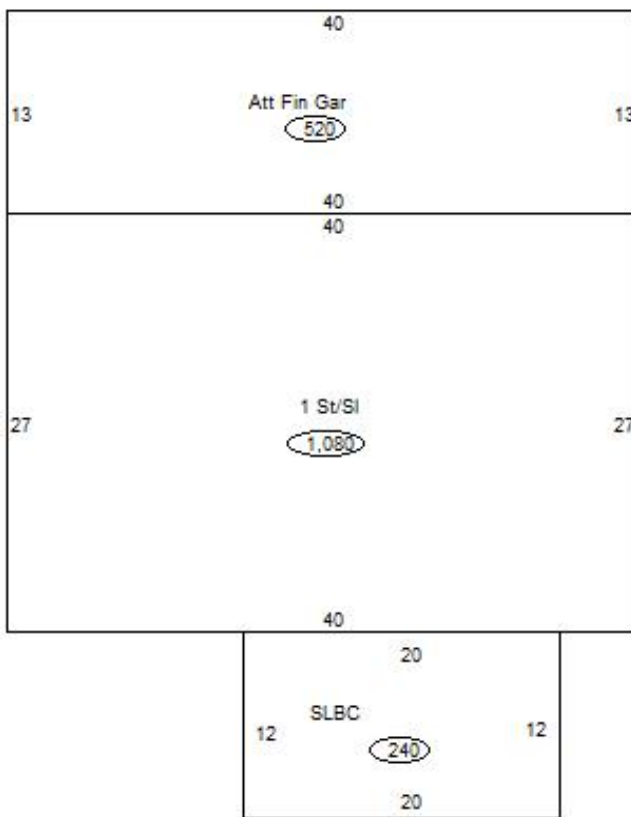
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Sketch Image

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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/Sl	1,080	1.000	1,080
2	M	PRCH		13	SLBC	240	1.000	240
3	G	5		13	Att Fin Gar	520	1.000	520
Total Building Area						1,080		1,080



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LNT0	Lean To - Attached	38x14x10	Dirt	Formed Metal	532
	Qual	3	Cond 3	Year 2024	Eff Age 2	
	Valuation Summary		Modifier Total	RCN	Depr (12% Phys/ % Func)	RCNLD
	Base Cost (8.11 x 532)		4,315	4,315	518	3,797
	UTIL	Utility Building	35x35x12	Concrete	Formed Metal	1,225
	Qual	3	Cond 3	Year 2023	Eff Age 2	
	Valuation Summary		Modifier Total	RCN	Depr (3% Phys/ % Func)	RCNLD
	Base Cost (31.10 x 1,225)		38,098	38,098	1,143	36,955



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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
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30			7.406	72	72	533	533
CHB	CHOTEAU SILT LOAM 1-3% SL	NTV PST	80			2.920	192	192	561	561
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			4.674	144	144	673	673
NTV PST Totals						15.000			1,767	1,767
Total Agland						15.000			1,767	1,767