



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	660100946				<p>660100946_001.JPG 11/16/2025</p>									
Parcel ID	19N17E-21-1-00000-000-0002													
Cadastral ID	21-19-17-00122													
Property Type	REAL - Real Property													
Property Class	RR	VI Area	3											
Tax Area	2 - INOLA RURAL													
Name ID	331148													
NASH, KYLE & COURTNEY														
34216 S 4220 RD INOLA OK 74036-0000														
Parcel Location														
Situs	34216 S 4220 RD													
Subdivision														
Lot/Block	/	Parcel Size	3.61 - Acres											
Sec/Twn/Rng	21 / 19 / 17 / 1													
Neighborhood	1917 - UNPLATTED													
School District	S005 - INOLA SCHOOLS													
Legal Description Lat/Long: 36.11476577 -95.49461060														
TR DESC 2676-328 AS BEG NE/C S2 NE; S88.2302W 548.42'; S01 2249E 55.96'; S38.3754E 361.04'; N88.3540E 330'; N01.2425W 344.99 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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
H	Homestead	Yes	1,000	1,000										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
/	ROBINSON, ANN M	06/22/2020	206,000	YES										
2691/277	CMR FARM & RANCH PROPERTIES LL	02/09/2018	175,000	YES										
2676/328	HARMONY TRAINING CENTER, LLC	11/16/2017	100,000	YES										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax						
Remove Cap	2021	Land Value	67,138	50,374	11%	5,541	Assessed	31,643 2,533.34						
Year Frozen		Improvements	269,199	237,292		26,102	Penalty	0						
Uncapped Value	37,101	Mobile Home	0	0		0	Exemption	1,000 -80.00						
TIF Project ID	0	Total Value	336,337	287,666		31,643	Total Taxable	30,643 2,453.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660100946	NASH, KYLE & COURTNEY	2	282,888	1000	25,760	2,062.00							
2024	2024-660100946	NASH, KYLE & COURTNEY	2	297,047	0	25,980	2,089.00							
2023	2023-660100946	NASH, KYLE & COURTNEY	2	265,971	0	24,743	1,993.00							
2022	2022-660100946	NASH, KYLE & COURTNEY	2	237,080	0	23,565	1,911.00							
2021	2021-660100946	NASH, KYLE & COURTNEY	2	204,024	0	22,443	1,798.00							
2020	2020-660100946	NASH, KYLE & COURTNEY	2	190,666	1000	19,066	1,540.00							
2019	2019-660100946	ROBINSON, ANN M	2	177,100	1000	18,481	1,527.00							
2018	2018-660100946	ROBINSON, ANN M	2	174,837	0	19,232	1,605.00							



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Lot Data	Square-Foot - NBHD 1917 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 3.6085 Topography Street Access Utilities Amenities LAND QUALITY FLOOD ZONE Method Square-Foot Base Lot Value 157,186.00 x .43 = 67,138 Factor Value Adjustments Lot Value 67,138		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,560 / 1,560
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,560
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	546 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	2014 / 9

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 270,201 173.21 Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	112.98	Total Misc Impr	+ 14,075	Roofing Adj	+ 4.93	Garage Cost	+ 21,392
Subfloor Adj	+ -2.31	Total RCN	= 255,053	Heat/Cool Adj	+ 12.64	Depreciation (9%)	- 22,955
Plumbing Adj	+ 12.52	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 232,098
Adj Base Cost	= 140.76	Lot Value	+ 67,138	Total Area	x 1,560	Indicated Value	= 299,236
		Value Per SqFt	191.82	Adjusted Cost	= 219,586		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	232,098		
Lot Value	67,138		
Indicated Value	299,236	191.82	Per SqFt
Agland Value			
Site Improvements	37,101		
Total Value	336,337	215.60	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	5,615.40	5,615
PRCH	SLAB PORCH - COVERED	119918	20x5		100	26.62	2,662
PRCH	SLAB PORCH - COVERED	119919	146		146	26.47	3,865
PATO	SLAB PORCH - OPEN	119920	20x9		180	10.74	1,933



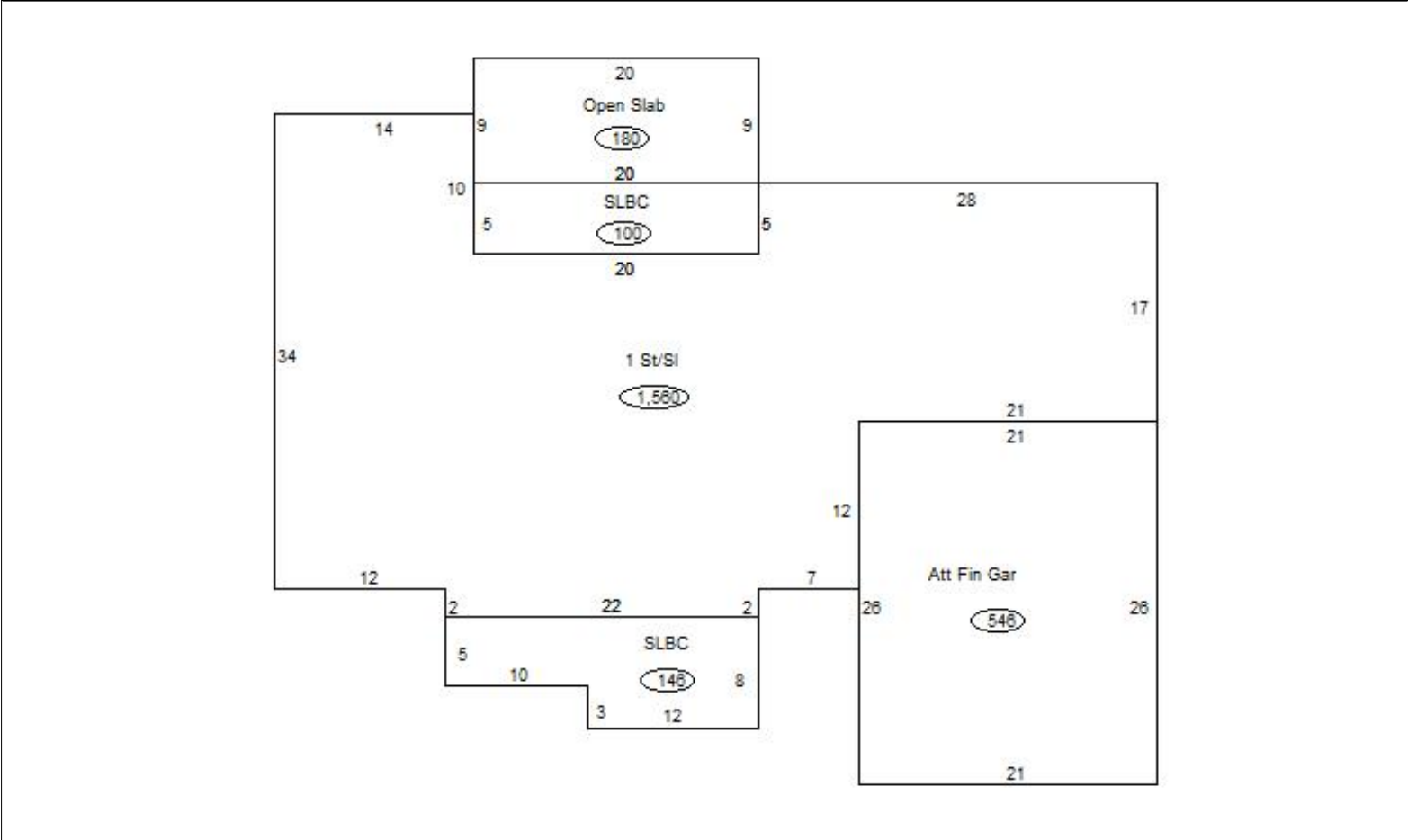
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Sketch Image

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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	1,560	1.000	1,560
2	G	5		13	Att Fin Gar	546	1.000	546
3	M	PRCH		13	SLBC	100	1.000	100
4	M	PRCH		13	SLBC	146	1.000	146
5	M	PATO		13	Open Slab	180	1.000	180
Total Building Area						1,560		1,560



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Utility Building	40x30x12	Concrete	Formed Metal	1,200
	Qual 3	Cond 3	Year 2025	Eff Age 1		
		Valuation Summary	Modifier Total	RCN	Depr (1% Phys/ % Func)	RCNLD
		Base Cost (31.23 x 1,200)	37,476	37,476	375	37,101