



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 660101420 Parcel ID 19N17E-33-1-00000-000-0001 Cadastral ID 33-19-17-00151 Property Type REAL - Real Property Property Class RR VI Area 3 Tax Area 2 - INOLA RURAL Name ID 329895 HALLAM, ROBERT A 36126 S 4220 RD INOLA OK 74036-0000 Parcel Location Situs 36126 S 4220 RD Subdivision Lot/Block / Parcel Size .7 - Acres Sec/Twn/Rng 33 / 19 / 17 / 1 Neighborhood 1917 - UNPLATTED School District S005 - INOLA SCHOOLS					 <p>\\tsclient\C\Users\Randy Necessary\Pictures\102_0908\IMG_0046. 9/17/2021</p>																																																																												
Legal Description Lat/Long: 36.08784060 -95.49425093 N 105' E 290' S2 NE NE																																																																																	
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Lot Data	Square-Foot - NBHD 1917 #1	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres 0.6991 Topography Street Access Utilities Amenities LAND QUALITY FLOOD ZONE Method Square-Foot Base Lot Value 30,453.00 x .85 = 25,885 Factor Value Adjustments Lot Value 25,885		

\\tsclient\C\Users\Randy Necessary\Pictures\102_0908\IMG_0046. 9/17/2021

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	90% Frame, Siding, Wood 10% Veneer, Stone
Base/Total Area	1,645 / 1,645
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,645
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	432 Attached Garage - Finished
Remodel	
Year/Eff Age	2018 / 6

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	239,870	145.82	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	104.72	Total Misc Impr	+ 13,430				
Roofing Adj	+ 4.89	Garage Cost	+ 17,950				
Subfloor Adj	+ -2.31	Total RCN	= 248,191				
Heat/Cool Adj	+ 12.64	Depreciation (6%)	- 14,891				
Plumbing Adj	+ 11.86	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 233,300				
Adj Base Cost	= 131.80	Lot Value	+ 25,885				
Total Area	x 1,645	Indicated Value	= 259,185				
Adjusted Cost	= 216,811	Value Per SqFt	157.56				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	233,300		
Lot Value	25,885		
Indicated Value	259,185	157.56	Per SqFt
Agland Value			
Site Improvements	2,514		
Total Value	261,699	159.09	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	138376	17x6		102	26.61	2,714
PRCH	Slab Porch - Covered	138377	100		100	26.62	2,662
PATO	Slab Porch - Open	138378	18x14		252	9.68	2,439



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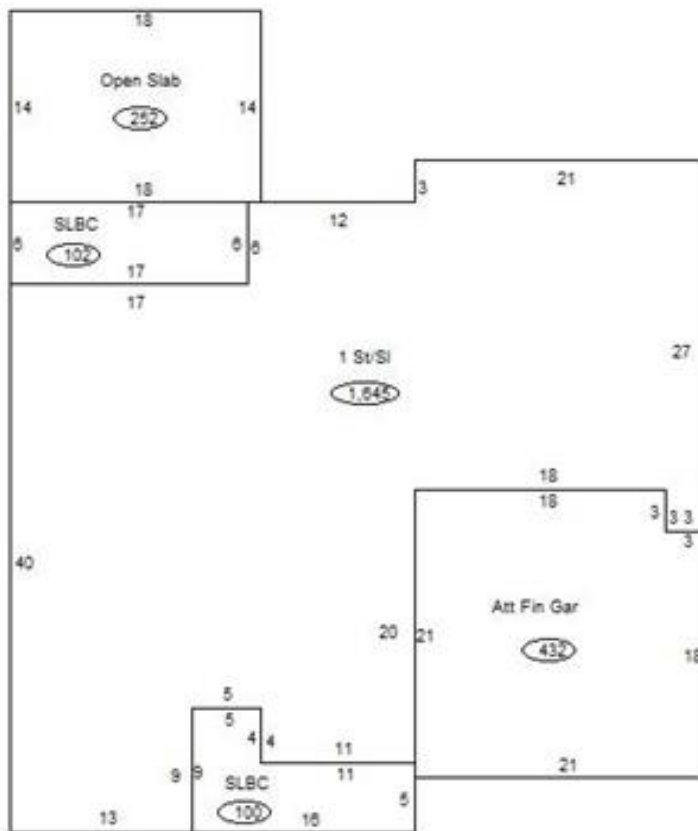
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Sketch Image

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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/SI	1,645	1.000	1,645
2	G	5		13	Att Fin Gar	432	1.000	432
3	M	PRCH		13	SLBC	102	1.000	102
4	M	PRCH		13	SLBC	100	1.000	100
5	M	PATO		13	Open Slab	252	1.000	252
Total Building Area						1,645		1,645



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	10x12x8	Plank	Composition Shingle	120
	Qual	3.5	Cond 3	Year 2020	Eff Age 5	

Valuation Summary	Modifier Total	RCN	Depr (23% Phys/ % Func)	RCNLD
Base Cost (27.21 x 120)	3,265		3,265	751
				2,514