



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 660102476 Parcel ID 23N14E-25-4-00000-001-0000 Cadastral ID 25-23-14-02320 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 333302 EDMONDSON, JOHN & LACY 11850 S 4070 RD OOLOGAH OK 74053-0000 Parcel Location Situs 11848 S 4070 RD Subdivision Lot/Block / Parcel Size 3.81 - Acres Sec/Twn/Rng 25 / 23 / 14 / 4 Neighborhood 4030 - OOLOGAH RURAL School District S004 - OOLOGAH SCHOOLS					<p>\\tsclient\T\ROB STUFF\2023-4-21\IMG_0006.JPG 4/21/2023</p>																			
Legal Description Lat/Long: 36.44389455 -95.75934283																								
E 502.17' S2 N2 NE SE					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>R22 342</td> <td>R23 NEW SFR</td> <td>08/2022</td> <td>04/2023</td> <td>250,000</td> </tr> <tr> <td>R20</td> <td>R23- SPLIT</td> <td>03/2019</td> <td>06/2022</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R22 342	R23 NEW SFR	08/2022	04/2023	250,000	R20	R23- SPLIT	03/2019	06/2022	
Number	Description	Opened	Closed	Amount																				
R22 342	R23 NEW SFR	08/2022	04/2023	250,000																				
R20	R23- SPLIT	03/2019	06/2022																					
Exemptions					Sale History																			
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code															
H	Homestead	Yes	1,000	1,000	/	BURCH, DERRICK & LYNSI	01/05/2021	0	4															
					/	DITMORE, JACK & STARLA	01/18/2019	0	4															
Parcel Valuation																								
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax															
Remove Cap	2019		Land Value	70,173	66,665	11%	7,333	Assessed	30,946	3,347.79														
Year Frozen			Improvements	237,429	214,663		23,613	Penalty	0															
Uncapped Value	0		Mobile Home	0	0		0	Exemption	1,000	-94.00														
TIF Project ID	0		Total Value	307,602	281,328		30,946	Total Taxable	29,946	3,254.00														
Assessment History																								
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax															
2025	2025-660102476	EDMONDSON, JOHN & LACY			10	297,614	1000	29,045	3,156.00															
2024	2024-660102476	EDMONDSON, JOHN & LACY			10	310,680	1000	28,170	2,965.00															
2023	2023-660102476	EDMONDSON, JOHN & LACY			10	25,004	0	2,635	274.00															
2022	2022-660102476	EDMONDSON, JOHN & LACY			10	23,799	0	2,510	259.00															
2021	2021-660102476	EDMONDSON, JOHN & LACY			10	23,799	0	2,390	250.00															
2020	2020-660102476	BURCH, DERRICK & LYNSI			10	20,694	0	2,276	241.00															
2019	2019-660102476	BURCH, DERRICK & LYNSI			10	19,865	0	2,185	227.00															



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Lot Data		Square-Foot - NBHD 4030 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	167,437.00 x .42 = 70,173		
Factor Value			
Adjustments	1.0000		
Lot Value	70,173		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,799 / 1,799
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,799
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	400 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 2

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	95.82	Total Misc Impr	+ 11,511
Roofing Adj	+ 4.54	Garage Cost	+ 17,024
Subfloor Adj	+ -2.07	Total RCN	= 242,274
Heat/Cool Adj	+ 12.64	Depreciation (2%)	- 4,845
Plumbing Adj	+ 7.88	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 237,429
Adj Base Cost	= 118.81	Lot Value	+ 70,173
Total Area	x 1,799	Indicated Value	= 307,602
Adjusted Cost	= 213,739	Value Per SqFt	170.98

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	237,429		
Lot Value	70,173		
Indicated Value	307,602	170.98	Per SqFt
Agland Value			
Site Improvements			
Total Value	307,602	170.98	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	156877	11x11		121	26.55		3,213
PRCH	Slab Porch - Covered	156878	32x10		320	25.93		8,298



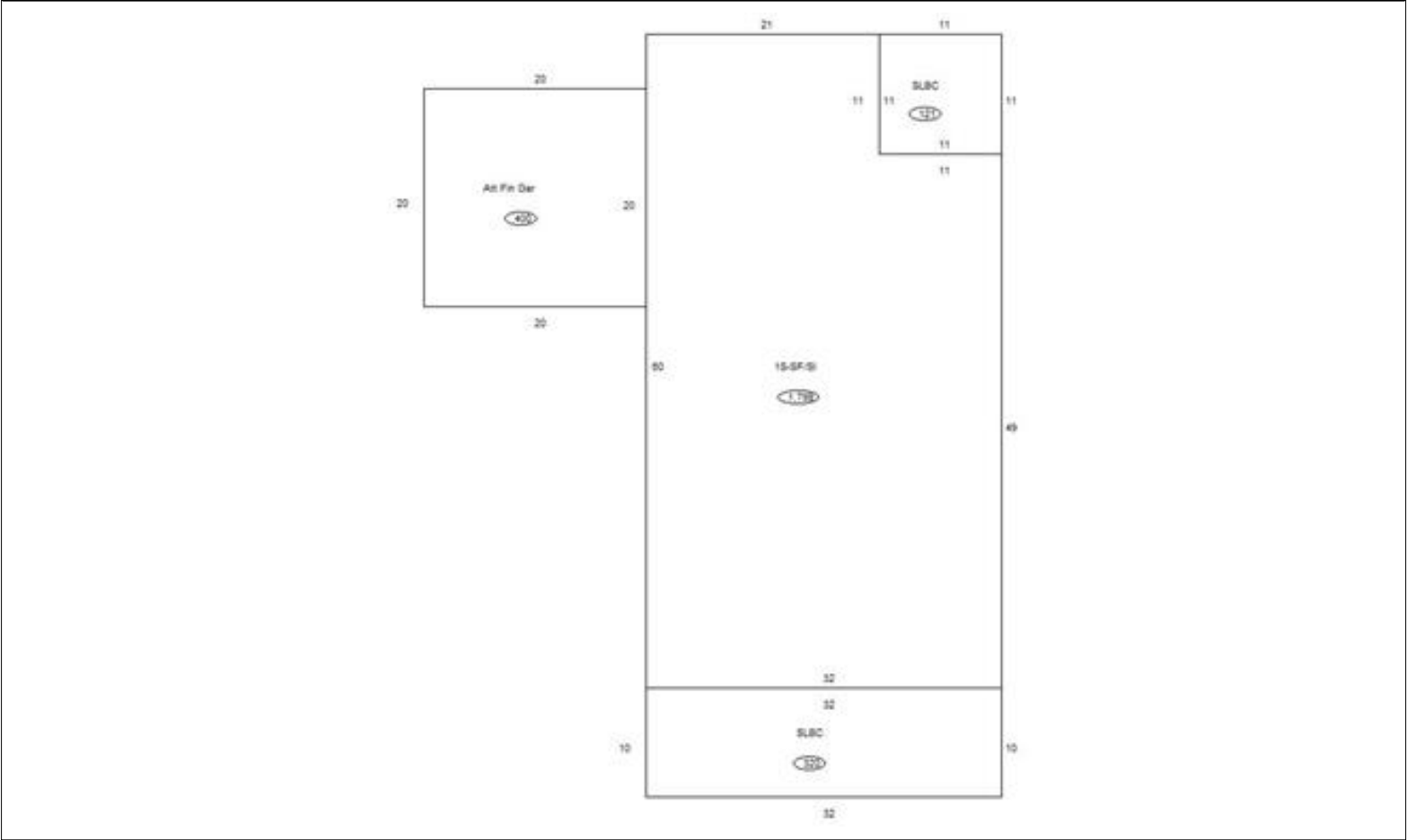
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Sketch Image

660102476



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	1,799	1.000	1,799
2	M	PRCH		10	SLBC	121	1.000	121
3	M	PRCH		10	SLBC	320	1.000	320
4	G	5		10	Att Fin Gar	400	1.000	400
Total Building Area						1,799		1,799