




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:01:13  
Page 1

Assessment Data					Primary Image																																																												
<b>Account</b> 660103306 <b>Parcel ID</b> 00000-0-0-0000860-001-0015 <b>Cadastral ID</b> 24-20-14-03150 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 3 <b>Tax Area</b> 1 - CATOOSA OT <b>Name ID</b> 339019 STANLEY, JACQUELINE & ARTHUR TRUST  19254 E CHINQUAPIN DR CATOOSA OK 74015-0000  <b>Parcel Location</b> <b>Situs</b> 19254 E CHINQUAPIN DR <b>Subdivision</b> VALE AT REDBUD PHASE 1 (THE) <b>Lot/Block</b> 0015 / 0001 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 24 / 20 / 14 / 5 <b>Neighborhood</b> 1135 - R-V01-NW CATOOSA <b>School District</b> S002 - CATOOSA SCHOOLS					 <p>660103306_001.JPG 9/13/2025</p>																																																												
<b>Legal Description</b> Lat/Long: 36.19587261 -95.76238688 LOT 15 BLOCK 1 THE VALE AT REDBUD PHASE 1																																																																	
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 Page 2

Lot Data		Square-Foot - NBHD 1135 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable			
Non-Ag Acres	0.2533		
Topography			
Street Access			
Utilities			
Amenities			0
			0
Method	Square-Foot		
Base Lot Value	11,033.00 x 5.99 = 66,088		
Factor Value			
Adjustments	1.0000		
Lot Value	66,088		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	95% Veneer, Masonry 5% Veneer, Stone
Base/Total Area	2,089 / 2,089
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,089
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	813 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2022 / 3

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	314,760	150.67	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	3		
Indicated Value	383,860		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.69	Total Misc Impr	+	7,361			
Roofing Adj	+ 4.65	Garage Cost	+	30,357			
Subfloor Adj	+ -2.19	Total RCN	=	307,638			
Heat/Cool Adj	+ 12.64	Depreciation ( 3%)	-	9,229			
Plumbing Adj	+ 7.42	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	298,409			
Adj Base Cost	= 129.21	Lot Value	+	66,088			
Total Area	x 2,089	Indicated Value	=	364,497			
Adjusted Cost	= 269,920	Value Per SqFt		174.48			

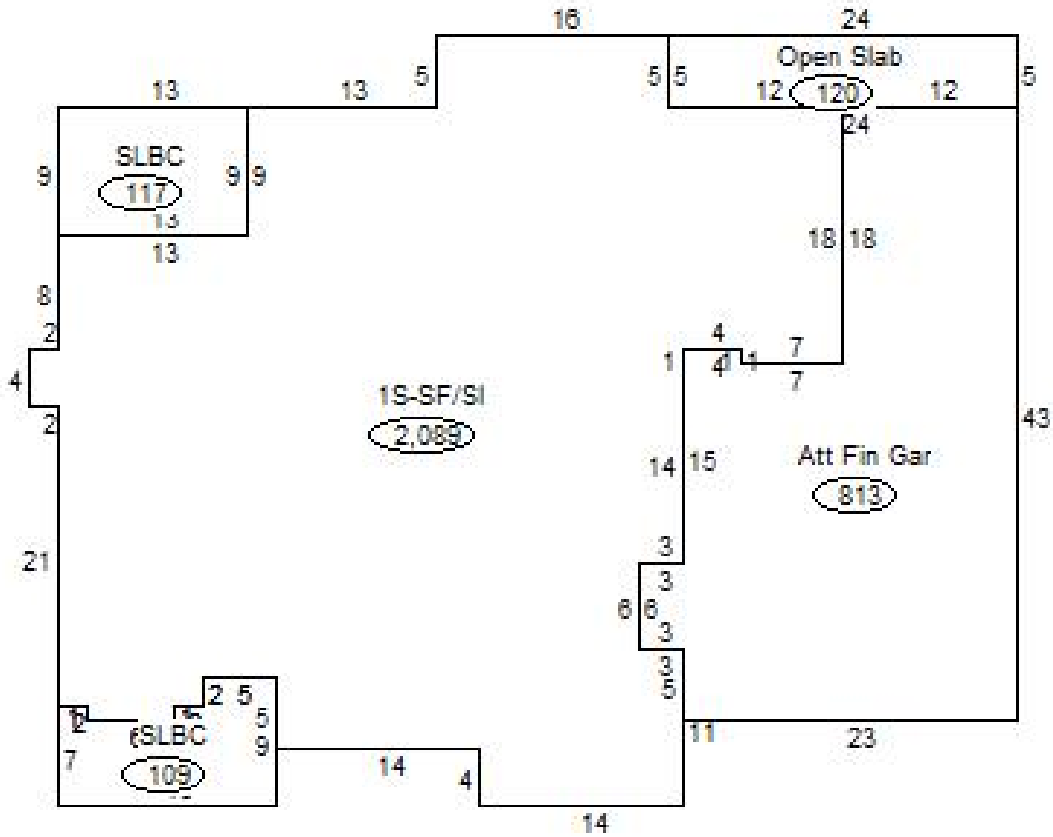
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	298,409		
Lot Value	66,088		
Indicated Value	364,497	174.48	Per SqFt
Agland Value			
Site Improvements			
Total Value	364,497	174.48	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154339	109		109	26.59		2,898
PRCH	Slab Porch - Covered	154340	13x9		117	26.56		3,108
PATO	Slab Porch - Open	154341	24x5		120	11.29		1,355



Sketch Image

660103306



**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,089	1.000	2,089
2	G	5		20	Att Fin Gar	813	1.000	813
3	M	PRCH		20	SLBC	109	1.000	109
4	M	PRCH		20	SLBC	117	1.000	117
5	M	PATO		20	Open Slab	120	1.000	120
<b>Total Building Area</b>						<b>2,089</b>		<b>2,089</b>