



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 660103380 Parcel ID 00000-0-0-0000860-005-0005 Cadastral ID 24-20-14-03890 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 335331 MERCER, ANDREW JOSEPH 18992 E RIDGELINE RD CATOOSA OK 74015-0000 Parcel Location Situs 18992 RIDGELINE RD Subdivision VALE AT REDBUD PHASE 1 (THE) Lot/Block 0005 / 0005 Parcel Size 1 - Lots Sec/Twn/Rng 24 / 20 / 14 / 5 Neighborhood 1135 - R-V01-NW CATOOSA School District S002 - CATOOSA SCHOOLS																																																																	
Legal Description Lot/Long: 36.19952520 -95.76465880 LOT 5 BLOCK 5 THE VALE AT REDBUD PHASE 1										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>R20</td> <td>R22- POSS NEW SFR PER MRTGE</td> <td>12/2020</td> <td>08/2021</td> <td>239,914</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R20	R22- POSS NEW SFR PER MRTGE	12/2020	08/2021	239,914																																									
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Lot Data	Square-Foot - NBHD 1135 #1	Primary Image
Lot Size	0 0	
Lot Count	1	
Units Buildable		
Non-Ag Acres	0.2095	
Topography		
Street Access		
Utilities		
Amenities	0	
	0	
Method	Square-Foot	
Base Lot Value	9,124.00 x 5.99 = 54,653	
Factor Value		
Adjustments	1.0000	
Lot Value	54,653	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	20% Frame, Siding, Wood 80% Veneer, Masonry
Base/Total Area	2,270 / 2,270
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,270
Fixture/RghIn	12 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	640 Attached Garage - Finished 3 Stalls
Remodel	
Year/Eff Age	2021 / 4



GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	309,583	136.38	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	325,820 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	103.05	Total Misc Impr	+ 13,074
Roofing Adj	+ 4.57	Garage Cost	+ 24,307
Subfloor Adj	+ -2.19	Total RCN	= 322,243
Heat/Cool Adj	+ 12.64	Depreciation (4%)	- 12,890
Plumbing Adj	+ 7.42	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 309,353
Adj Base Cost	= 125.49	Lot Value	+ 54,653
Total Area	x 2,270	Indicated Value	= 364,006
Adjusted Cost	= 284,862	Value Per SqFt	160.36

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	309,353		
Lot Value	54,653		
Indicated Value	364,006	160.36	Per SqFt
Agland Value			
Site Improvements			
Total Value	364,006	160.36	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	150732	22x11		242	26.17		6,333
PRCH	Slab Porch - Covered	150733	6x4		24	26.85		644
PATO	Slab Porch - Open	150734	7x6		42	11.48		482
FPR1	Fireplace - Residential 1 Story			1	1	5,615.40		5,615



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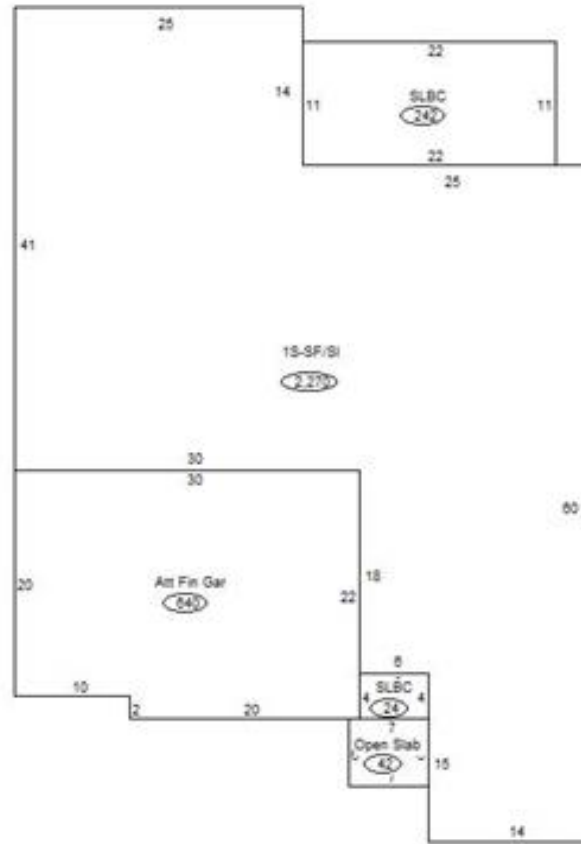
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Sketch Image

660103380



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1S-SF/SI	2,270	1.000	2,270
2	G	5		13	Att Fin Gar	640	1.000	640
3	M	PRCH		13	SLBC	242	1.000	242
4	M	PRCH		13	SLBC	24	1.000	24
5	M	PATO		13	Open Slab	42	1.000	42
Total Building Area						2,270		2,270