



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 660104661 Parcel ID 23N14E-27-1-00000-002-0001 Cadastral ID 27-23-14-00422 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 332231 DELONG, SHAWN K & MELISSA A 11062 S 4050 RD TALALA OK 74080-0000 Parcel Location Situs 11180 S 4050 RD Subdivision Lot/Block / Parcel Size 2.48 - Acres Sec/Twn/Rng 27 / 23 / 14 / 1 Neighborhood 4030 - OOLOGAH RURAL School District S004 - OOLOGAH SCHOOLS					<p>660104661_001.JPG 4/11/2024</p>																																																												
Legal Description Lat/Long: 36.44939181 -95.79510720																																																																	
TR DESC COMM NE/C S2 NE NE; S01.2559E 344.69' TO POB; S01 2559E 290.99'; S88.3909W 372.66'; N03.0711W 248.77'; N67.1537E 126 41'; N89.2834E 262.24' 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>R20</td> <td>R23- NEW 911 ADDRESS</td> <td>10/2020</td> <td>07/2022</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R20	R23- NEW 911 ADDRESS	10/2020	07/2022																																															
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Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,229 / 2,229
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,229
Fixture/RghIn	/
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	720 Attached Garage - Finished
Remodel	
Year/Eff Age	2022 / 3

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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	114.58	Total Misc Impr	+ 20,776				
Roofing Adj	+ 5.91	Garage Cost	+ 40,975				
Subfloor Adj	+ -4.62	Total RCN	= 371,225				
Heat/Cool Adj	+ 16.31	Depreciation (3%)	- 11,137				
Plumbing Adj	+ 6.66	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 360,088				
Adj Base Cost	= 138.84	Lot Value	+ 360,088				
Total Area	x 2,229	Indicated Value	= 360,088				
Adjusted Cost	= 309,474	Value Per SqFt	161.55				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	360,088		
Lot Value			
Indicated Value	360,088	161.55	Per SqFt
Agland Value	417		
Site Improvements			
Total Value	360,505	161.73	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	154194	30x7		210	32.22		6,766
PRCH	Slab Porch - Covered	154195	349		349	31.78		11,091
PATO	Slab Porch - Open	154196	233		233	12.53		2,919



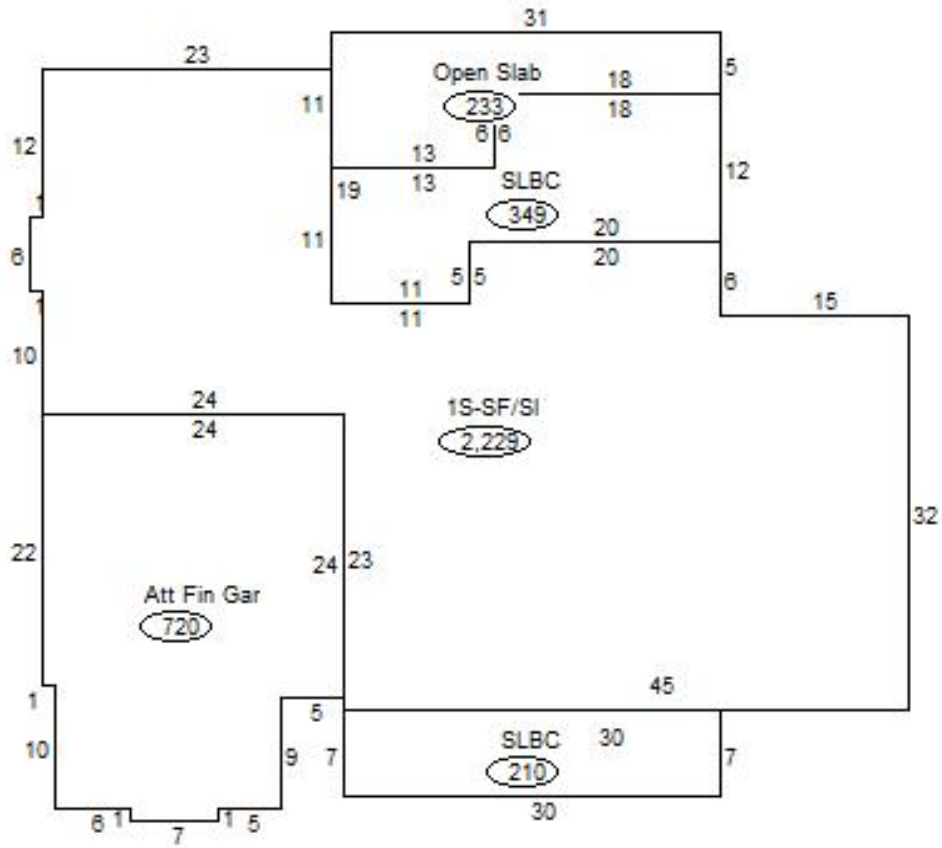
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/SI	2,229	1.000	2,229
2	G	5		20	Att Fin Gar	720	1.000	720
3	M	PRCH		20	SLBC	210	1.000	210
4	M	PRCH		20	SLBC	349	1.000	349
5	M	PATO		20	Open Slab	233	1.000	233
Total Building Area						2,229		2,229



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			2.480	168	168	417	417
IMP PST Totals						2.480			417	417
Total Agland						2.480			417	417