



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:50:14
Page 1

Assessment Data					Primary Image																																																	
Account 660106539 Parcel ID 23N14E-36-3-00000-002-0000 Cadastral ID 36-23-14-00330 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 10 - OOLOGAH RURAL/NW FIRE Name ID 337468 JACOBS, ZACHERY & EMILY 2345 LATIGO LN OOLOGAH OK 74053-0000 Parcel Location Situs 03086 E 400 RD Subdivision Lot/Block / Parcel Size 2.58 - Acres Sec/Twn/Rng 36 / 23 / 14 / 3 Neighborhood 4030 - OOLOGAH RURAL School District S004 - OOLOGAH SCHOOLS					<p>660106539_001.JPG 7/9/2024</p>																																																	
Legal Description Lat/Long: 36.43743468 -95.77452368 N 440' W 255' E 870' NW NW.																																																						
Exemptions					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 048</td> <td>R23- NEW SFR 2218 SQ FT</td> <td>02/2022</td> <td>10/2022</td> <td>232,890</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R22 048	R23- NEW SFR 2218 SQ FT	02/2022	10/2022	232,890																																			
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 Page 2

Lot Data		Square-Foot - NBHD 4030 #1
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	112,689.00 x .50 = 56,486	
Factor Value		
Adjustments	1.0000	
Lot Value	56,486	



660106539_001.JPG 7/9/2024

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	4 - Good
Architecture	
Style	100% 1 1/2 Story Finished
Exterior Wall	80% Frame, Siding, Wood 20% Veneer, Masonry
Base/Total Area	2,459 / 2,704
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,459
Fixture/RghIn	/
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	1,147 Attached Garage - Finished
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	456,234	168.73	Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	98.65	Total Misc Impr	+	24,387			
Roofing Adj	+ 5.30	Garage Cost	+	65,276			
Subfloor Adj	+ -4.18	Total RCN	=	421,849			
Heat/Cool Adj	+ 16.31	Depreciation (3%)	-	12,655			
Plumbing Adj	+ 6.77	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	409,194			
Adj Base Cost	= 122.85	Lot Value	+	56,486			
Total Area	x 2,704	Indicated Value	=	465,680			
Adjusted Cost	= 332,186	Value Per SqFt		172.22			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	409,194		
Lot Value	56,486		
Indicated Value	465,680	172.22	Per SqFt
Agland Value			
Site Improvements			
Total Value	465,680	172.22	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	155551	364		364	31.74		11,553
PRCH	Slab Porch - Covered	155552	406		406	31.61		12,834
SHLT	AG			1 2024	1	0.00		



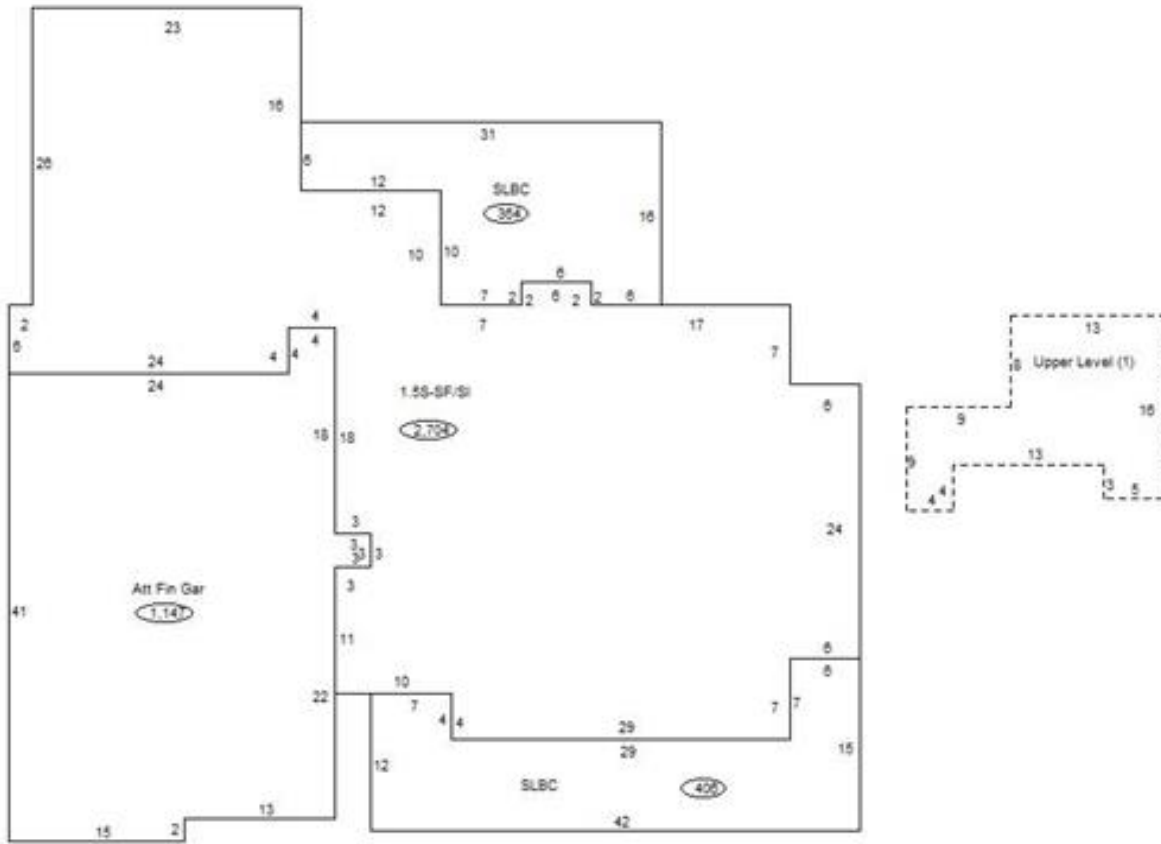
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 Page 3

Sketch Image

660106539



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5S-SF/SI	2,459	1.100	2,704
2	G	5		13	Att Fin Gar	1,147	1.000	1,147
3	M	PRCH		13	SLBC	364	1.000	364
4	M	PRCH		13	SLBC	406	1.000	406
5	U	^UL		13	Upper Level (1)	245	1.000	245
Total Building Area						2,459		2,704