



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
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Assessment Data					Primary Image				
Account	660106904				<p>660106904 09/11/24</p> <p>660106904_007.JPG 9/13/2024</p>				
Parcel ID	24N15E-15-3-00000-002-0000								
Cadastral ID	15-24-15-00730								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	2						
Tax Area	10 - OOLOGAH RURAL/NW FIRE								
Name ID	338552								
BRANSTETTER, WILLIAM R									
7252 E 315 RD TALALA OK 74080-0000									
Parcel Location									
Situs	07252 E 315 RD								
Subdivision									
Lot/Block	0000 / 0000	Parcel Size	20.02 - Acres						
Sec/Twn/Rng	15 / 24 / 15 / 3								
Neighborhood	4040 - TALALA AREA WEST OF LAKE								
School District	S004 - OOLOGAH SCHOOLS								
Legal Description Lat/Long: 36.55960752 -95.69799621									
TR DESC 2022-008216 COMM NE/C NE SW; S88.5842W 1130' TO POB; S01.0118E 150'; N88.5842E 150'; S01.0118E 110'; N88.5842E 980.86'; S01.1356E 611.50'; S88.5842W 1318.73'; N01.1535W 871.50'; N88 5842E 189.15' TO POB.									
Building Permits									
Number		Description	Opened	Closed	Amount				
S22	S23 SPLIT		06/2022	09/2022					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	No	1,000						
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	BRANSTETTER FAMILY TRUST	05/11/2022	0	4					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	
Remove Cap		Land Value	2,835	2,835	11%	312	Assessed	8,915 964.44	
Year Frozen		Improvements	78,463	78,209		8,603	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	
TIF Project ID	0	Total Value	81,298	81,044		8,915	Total Taxable	8,915 964.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660106904	BRANSTETTER, WILLIAM R	10	78,684	0	8,655	936.00		
2024	2024-660106904	BRANSTETTER, WILLIAM R	10	95,038	0	9,049	948.00		
2023	2023-660106904	BRANSTETTER, WILLIAM R &	10	79,870	0	8,786	914.00		
2022	2022-660106904	BRANSTETTER, WILLIAM R &	10	67,249	1000	6,398	676.00		



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Units Buildable - TALALA AREA WEST OF LAKE (UNITS BUILDABL

Primary Image

Lot Size
Lot Count
Units Buildable
Non-Ag Acres
Topography
Street Access
Utilities
Amenities LAND QUALITY

Method Units-Buildable
Base Lot Value
Factor Value
Adjustments
Lot Value



660106904_007.JPG

9/13/2024

Residential Data

Type 1 Single Family Residence
Condition 3 - Average
Quality 2 - Fair
Architecture
Style 100% One Story
Exterior Wall 90% Frame, Stucco 10% Frame, Siding, Wood
Base/Total Area 1,560 / 1,560
Style 100% One Story
HVAC 100% Wall Furnace
Roof Cover 1 Composition Shingle
Area on Slab 0
Fixture/RghIn 4 /
Bed/F/H Bath 3 / 1.0 /
Basement Area
Garage Type
Remodel
Year/Eff Age 1962 / 48

GRM Approach

GRM Code
Gross Rent 0.00
Indicated Value

Multiple Regression

MRA Code
Adusted R
Indicated Value

Direct Comparables

Selection Model 1 Res
Adjustment Model A2 AO Test
Comparables
Indicated Value

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	78,463		
Lot Value			
Indicated Value	78,463	50.30	Per SqFt
Agland Value	2,835		
Site Improvements			
Total Value	81,298	52.11	Total Value Per SqFt

Cost Approach

Manual : 01/2025

Base Cost	89.42	Total Misc Impr	+	27,235
Roofing Adj	+ 3.94	Garage Cost	+	
Subfloor Adj	+ 2.26	Total RCN	=	182,471
Heat/Cool Adj	+ 0.74	Depreciation (57%)	-	104,008
Plumbing Adj	+ 3.15	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	78,463
Adj Base Cost	= 99.51	Lot Value	+	
Total Area	x 1,560	Indicated Value	=	78,463
Adjusted Cost	= 155,236	Value Per SqFt		50.30

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2000	1	0.00		
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,485.02		4,485
PRCH	SLAB PORCH - COVERED	155876	216		216	20.21		4,365
EPSW	ENCLOSED PORCH - SOLID WALL	155877	22x16		352	52.23		18,385



Rogers

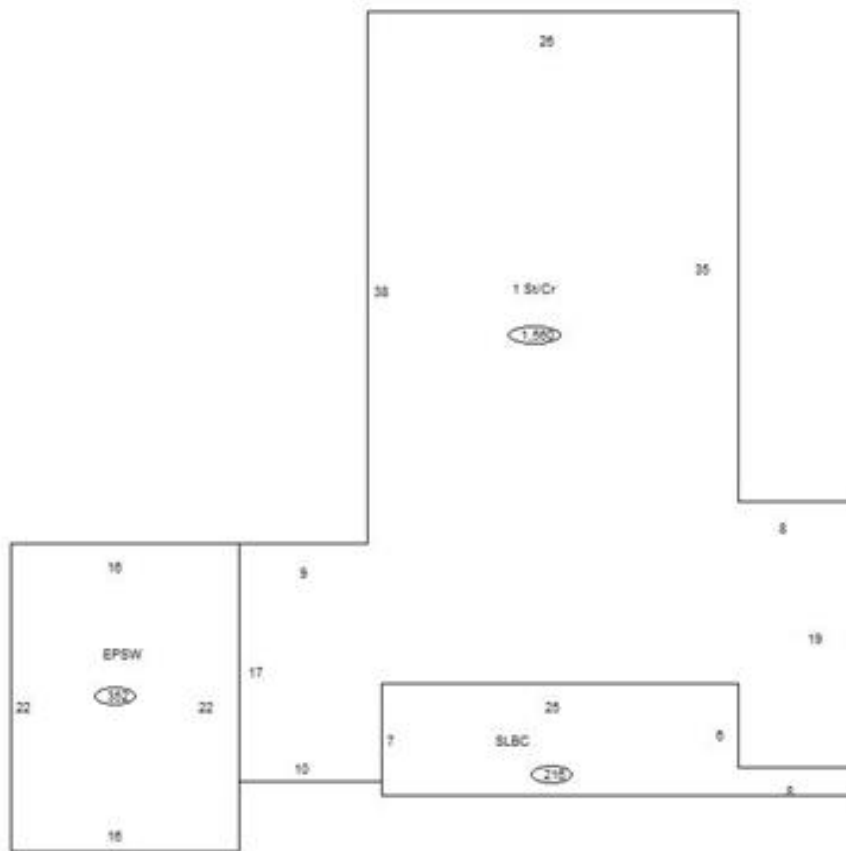
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Sketch Image

660106904



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,560	1.000	1,560
2	M	PRCH		10	SLBC	216	1.000	216
3	M	EPSW		10	EPSW	352	1.000	352
Total Building Area						1,560		1,560



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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
BDC2	BATES-DENNIS SOILS 3-5% S	NTV PST	59			20.020	142	142	2,835	2,835
NTV PST Totals						20.020			2,835	2,835
Total Agland						20.020			2,835	2,835