



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:54:48
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Assessment Data					Primary Image				
Account	660107041								
Parcel ID	24N15E-10-2-00000-001-0000								
Cadastral ID	10-24-15-00420								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	2						
Tax Area	10 - OOLOGAH RURAL/NW FIRE								
Name ID	338985								
KEITH, SHAUN LEE									
2405 S 4100 RD TALALA OK 74080-0000									
Parcel Location									
Situs	02405 S 4100 RD								
Subdivision									
Lot/Block	/	Parcel Size	10 - Acres						
Sec/Twn/Rng	10 / 24 / 15 / 2								
Neighborhood	4040 - TALALA AREA WEST OF LAKE								
School District	S004 - OOLOGAH SCHOOLS								
Legal Description Lat/Long: 36.57880198 -95.70242907									
TR DESC 2022-011122 AS COMM SW/C NW; N01.2626W 973.83' TO POB; N01.2626W 335.05'; N89.2102E 668.20'; N89.0010E 649.74'; S01 2707E 328'; S88.5221W 1317.95' TO POB.									
Building Permits									
Number	Description	Opened	Closed	Amount					
R23 031	R24 NEW SFR 1680 SQ FT	02/2023	04/2023						
S22	S23 SPLIT	07/2022	09/2022						
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	WOOD, LUCAS GALEN	06/15/2022	140,000	YES					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	
Remove Cap	2023	Land Value	1,757	1,757	11%	Assessed	13,793	1,492.15	
Year Frozen		Improvements	125,194	123,639		Penalty	0		
Uncapped Value	0	Mobile Home	0	0		Exemption	1,000	-94.00	
TIF Project ID	0	Total Value	126,951	125,396		Total Taxable	12,793	1,398.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660107041	KEITH, SHAUN LEE	10	121,744	1000	12,392	1,355.00		
2024	2024-660107041	KEITH, SHAUN LEE	10	130,503	1000	13,355	1,413.00		
2023	2023-660107041	KEITH, SHAUN LEE	10	1,757	0	193	20.00		
2022	2022-660107041	KEITH, SHAUN LEE	10	1,757	0	193	20.00		



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Lot Data	-
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	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	900 / 900
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	900
Fixture/RghIn	/
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	600 Attached Garage - Finished
Remodel	
Year/Eff Age	2023 / 2

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	125,194		
Lot Value			
Indicated Value	125,194	139.10	Per SqFt
Agland Value	1,757		
Site Improvements			
Total Value	126,951	141.06	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	95.57	Total Misc Impr	+ 2,460
Roofing Adj	+ 5.02	Garage Cost	+ 16,488
Subfloor Adj	+ 0.00	Total RCN	= 127,749
Heat/Cool Adj	+ 10.09	Depreciation (2%)	- 2,555
Plumbing Adj	+ 10.21	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 125,194
Adj Base Cost	= 120.89	Lot Value	+ 125,194
Total Area	x 900	Indicated Value	= 125,194
Adjusted Cost	= 108,801	Value Per SqFt	139.10

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Slab Porch - Covered	156882	20x6		120	20.50		2,460



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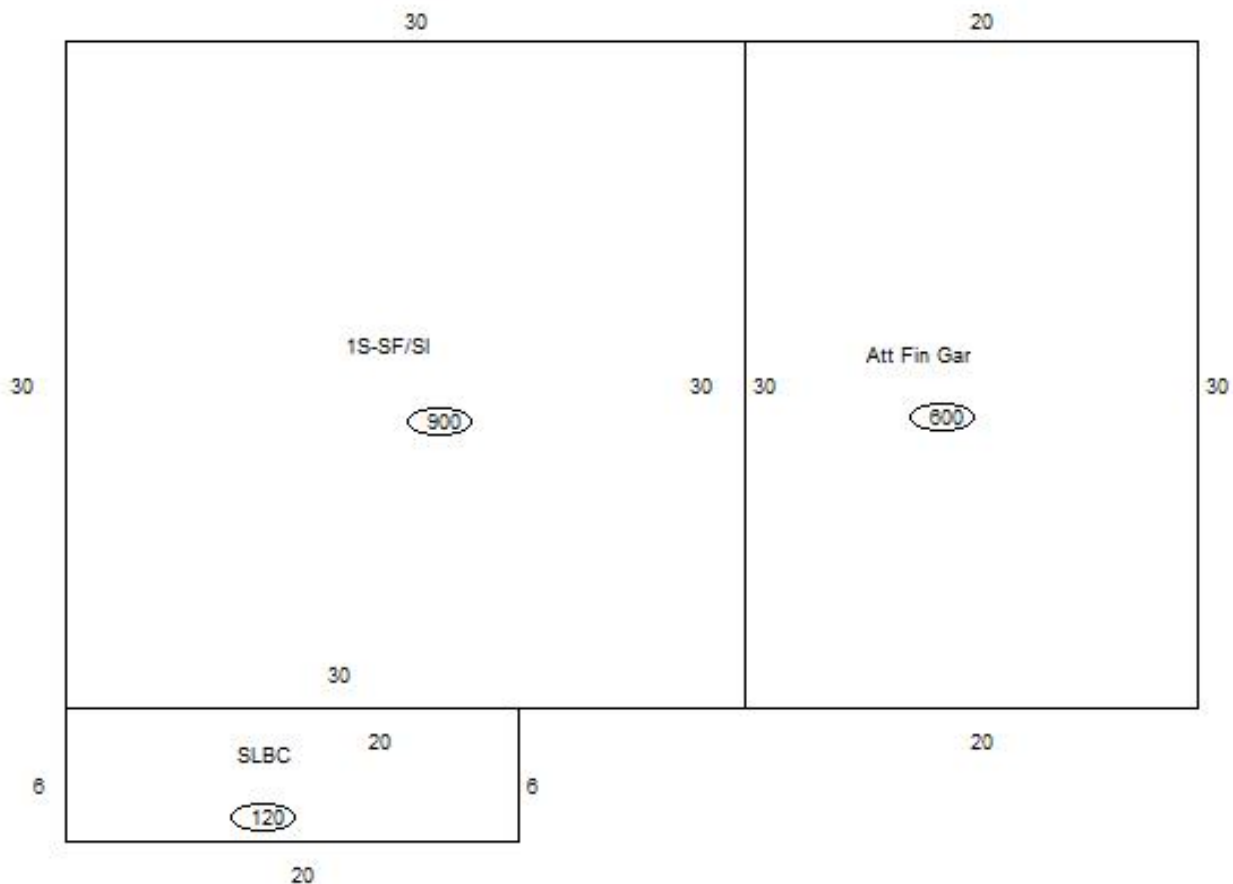
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	900	1.000	900
2	G	5		10	Att Fin Gar	600	1.000	600
3	M	PRCH		10	SLBC	120	1.000	120
Total Building Area						900		900



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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
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30			2.000	72	72	144	144
TAA	TALOKA SILT LOAM 0-1% SLO	NTV PST	84			8.000	202	202	1,613	1,613
NTV PST Totals						10.000			1,757	1,757
Total Agland						10.000			1,757	1,757