




# 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																																																											
<b>Account</b> 660108453 <b>Parcel ID</b> 22N14E-02-4-00000-006-0000 <b>Cadastral ID</b> 02-22-14-00510 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 10 - OOLOGAH RURAL/NW FIRE <b>Name ID</b> 342652 WARD, KIMBERLY  2545 E 420 RD OOLOGAH OK 74053-0000  <b>Parcel Location</b> <b>Situs</b> 02545 E 420 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 7.97 - Acres <b>Sec/Twn/Rng</b> 2 / 22 / 14 / 4 <b>Neighborhood</b> 4010 - 22-14 <b>School District</b> S004 - OOLOGAH SCHOOLS					 <p>660108453_001.JPG 7/17/2025</p>																																																											
<b>Legal Description</b> Lat/Long: 36.41116540 -95.78484425 W2 W2 SW SE LESS S 294.24' W 300.11' THEREOF.																																																																
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Lot Data	Square-Foot - NBHD 4010 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	8.0987	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	352,781.00 x .46 = 162,462	
Factor Value		
Adjustments	0.6894	
Lot Value	112,001	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,440 / 1,440
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,440
Fixture/RghIn	/
Bed/F/H Bath	2 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2025 / 1

660108453_001.JPG	7/17/2025
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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	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	92.58	Total Misc Impr	+ 4,108				
Roofing Adj	+ 5.01	Garage Cost	+ 169,953				
Subfloor Adj	+ -1.13	Total RCN	= 1,700				
Heat/Cool Adj	+ 11.47	Depreciation ( 1%)	- 16,254				
Plumbing Adj	+ 7.24	Lump Sums	+ 184,507				
Basement Adj	+ 0.00	RCNLD	= 112,001				
Adj Base Cost	= 115.17	Lot Value	+ 296,508				
		Indicated Value	= 205.91				
Total Area	x 1,440	Value Per SqFt					
Adjusted Cost	= 165,845						

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	184,507		
Lot Value	112,001		
Indicated Value	296,508	205.91	Per SqFt
Agland Value			
Site Improvements			
Total Value	296,508	205.91	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	Porch	172970	18x8		144	23.78		3,424
PATC	Patio - Covered	172971	6x6		36	19.00		684
BARN	Barn	172972	50x36		1,800	9.03		16,254



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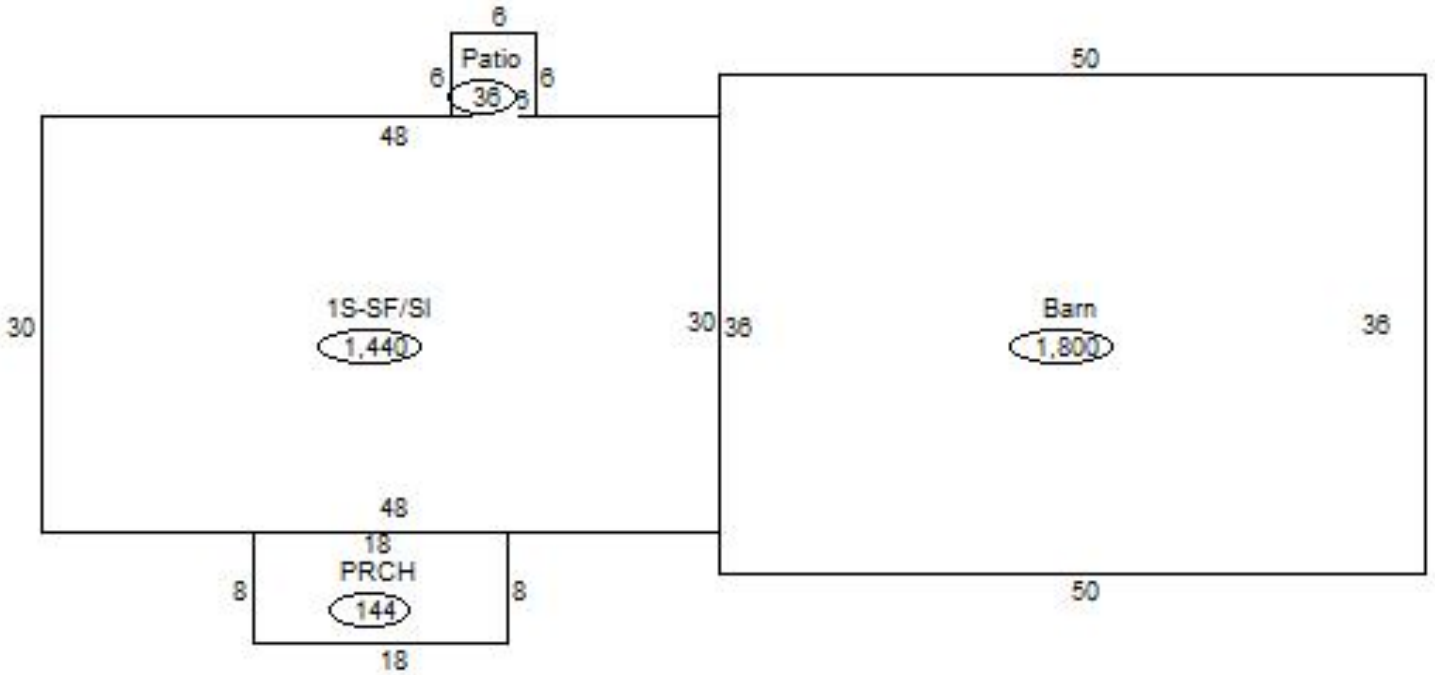
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	20	1S-SF/Sl	1,440	1.000	1,440
2	M	PRCH		20	PRCH	144	1.000	144
3	M	PATC		20	Patio	36	1.000	36
4	M	BARN		20	Barn	1,800	1.000	1,800
<b>Total Building Area</b>						1,440		1,440



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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
DNB	DENNIS SILT LOAM 1-3% SLO	IMP PST	80				224	224	0	0
TAA	TALOKA SILT LOAM 0-1% SLO	IMP PST	84				235	235	0	0
<b>IMP PST Totals</b>						0.000			0	0
<b>Total Agland</b>						0.000			0	0