



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 660109585 Parcel ID 20N16E-33-4-00000-004-0000 Cadastral ID 33-20-16-00321 Property Type REAL - Real Property Property Class RA VI Area 3 Tax Area 2 - INOLA RURAL Name ID 345584 VALDEZ, DAISY 26131 E 86TH ST S BROKEN ARROW OK 74014-0000 Parcel Location Situs 12955 E 590 RD Subdivision Lot/Block / Parcel Size 4 - Acres Sec/Twn/Rng 33 / 20 / 16 / 4 Neighborhood 2016 - UNPLATTED LAND School District S005 - INOLA SCHOOLS				<p>660109585_001.JPG 4/10/2026</p>																																												
Legal Description Lat/Long: 36.16583884 -95.60845877 TR DESC 2024-013238 AS COMM SE/C SEC; N01.1419W 130'; S88 2900W 212'; L CURVE RAD 2734.79 CENT ANG 04.0807 DIST 216.97' TO POB; N02.2522W 912.99'; S87.1833W 87.78'; S75.2737W 108.53'; S02.1826E 863.97'; S82.5009E 0'; L CURVE RAD 2734.79' CENT ANG 04.0807 DIST 197.38' TO POB.																																																
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Lot Data - Units-Buildable - UNPLATTED LAND (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

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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	0.00	Total Misc Impr	+	0	Garage Cost	+	
Roofing Adj	+ 0.00	Garage Cost	+		Total RCN	=	0
Subfloor Adj	+ 0.00	Total RCN	=	0	Depreciation (0%)	-	0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	-	0	Lump Sums	+	0
Plumbing Adj	+ 0.00	Lump Sums	+	0	RCNLD	=	
Basement Adj	+ 0.00	RCNLD	=		Lot Value	+	
Adj Base Cost	= 0.00	Lot Value	+		Indicated Value	=	
Total Area	x	Indicated Value	=		Value Per SqFt		0.00
Adjusted Cost	= 0	Value Per SqFt		0.00			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements			
Lot Value			
Indicated Value		0.00	Per SqFt
Agland Value	778		
Site Improvements			
Total Value	778	0.00	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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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
CHB	CHOTEAU SILT LOAM 1-3% SL	NTV PST	80			3.000	192	192	576	576
TAA	TALOKA SILT LOAM 0-1% SLO	NTV PST	84			1.000	202	202	202	202
NTV PST Totals						4.000			778	778
Total Agland						4.000			778	778