




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 660109720 Parcel ID 000000-00-0-45010-017-0001 Cadastral ID 27-24-15-02670 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 32 - TALALA OT/NW FIRE Name ID 346196 POSTON, CHASE A 104 N WALNUT ST TALALA OK 74080-0000 Parcel Location Situs 00104 N WALNUT ST Subdivision TALALA TOWN Lot/Block 0001 / 0017 Parcel Size 1 - Lots Sec/Twn/Rng 27 / 24 / 15 / 5 Neighborhood 1202 - R-V02-NW OOLOGAH School District S004 - OOLOGAH SCHOOLS				 <p>660023494 11/26/24</p> <p>660023494_001.JPG 1/23/2025</p>						
Legal Description Lat/Long: 36.53040780 -95.69749250				Building Permits						
LOT 1 BLOCK 17 TALALA TOWN				Number	Description	Opened	Closed	Amount		
				S24	S25 SPLIT	01/2025	07/2025			
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
					/	KEYS, MARK R & DIANA L	12/19/2024	182,500	YES	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.182	Current Tax	
Remove Cap	2025	Land Value	52,286	52,286	11%	5,751	Assessed	20,282	2,194.14	
Year Frozen		Improvements	132,101	132,101		14,531	Penalty	0		
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00	
TIF Project ID	0	Total Value	184,387	184,387		20,282	Total Taxable	20,282	2,194.00	
Assessment History										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660109720	POSTON, CHASE A			32	182,500	0	20,075	2,171.00	



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Lot Data		Square-Foot - NBHD 1202 #1		Primary Image	
Lot Size	0	0			
Lot Count	0				
Units Buildable	0				
Non-Ag Acres	0				
Topography					
Street Access					
Utilities					
Amenities	LAND QUALITY		0		
			0		
Method	Square-Foot				
Base Lot Value	11,625.00 x .48 = 5,569				
Factor Value					
Adjustments	9.3888				
Lot Value	52,286				

Residential Data	
Type	1 Single Family Residence
Condition	3.5 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,248 / 1,248
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	REVITALIZE -
Year/Eff Age	1952 / 17



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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	79,851	63.98	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables			
Indicated Value	4,480		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	132,101		
Lot Value	52,286		
Indicated Value	184,387	147.75	Per SqFt
Agland Value			
Site Improvements			
Total Value	184,387	147.75	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	106.93	Total Misc Impr	+ 1,944				
Roofing Adj	+ 4.51	Garage Cost	+ 0				
Subfloor Adj	+ 1.15	Total RCN	= 167,217				
Heat/Cool Adj	+ 11.47	Depreciation (21%)	- 35,116				
Plumbing Adj	+ 8.37	Lump Sums	+ 0				
Basement Adj	+ 0.00	RCNLD	= 132,101				
Adj Base Cost	= 132.43	Lot Value	+ 52,286				
Total Area	x 1,248	Indicated Value	= 184,387				
Adjusted Cost	= 165,273	Value Per SqFt	147.75				

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	115689	6x3		18	24.21		436
PATO	SLAB PORCH - OPEN	145795	12x12		144	10.47		1,508



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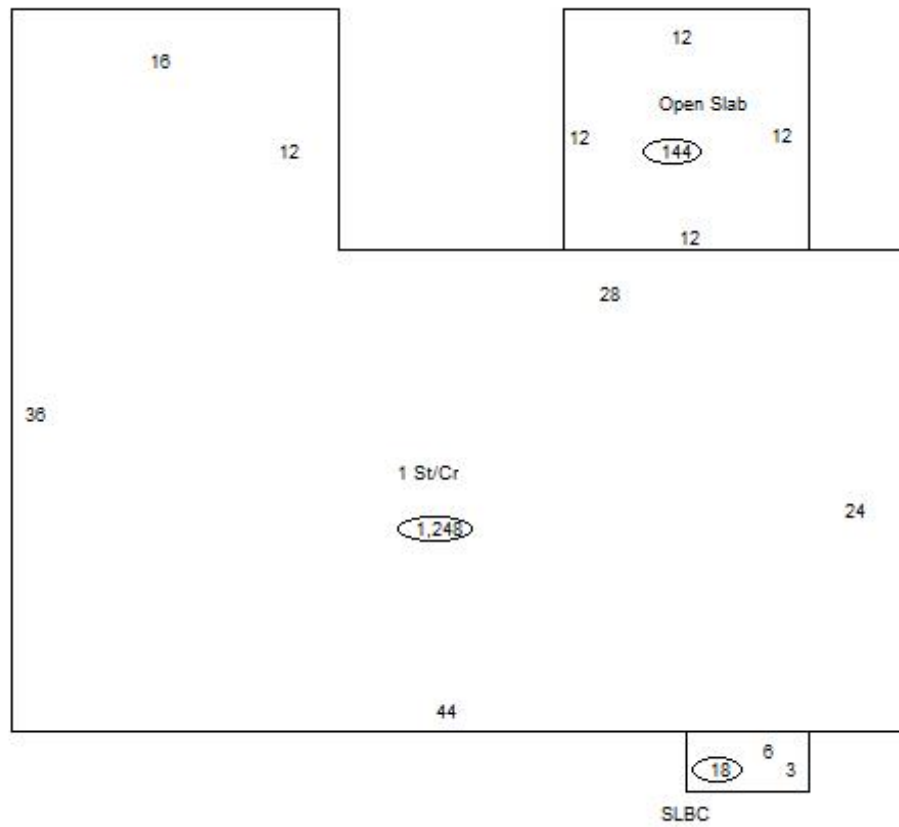
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,248	1.000	1,248
2	M	PRCH		10	SLBC	18	1.000	18
3	M	PATO		10	Open Slab	144	1.000	144
Total Building Area						1,248		1,248



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
Valuation Summary			Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
		Base Cost (4.68 x)				