



# 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	660001537			No Image On File					
Parcel ID	21N16E-02-2-00000-000-0000								
Cadastral ID	02-21-16-01900								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	1						
Tax Area	5 - JUSTUS RURAL/NO FIRE								
Name ID	87664								
DECKER, RODNEY JOE SR & KAREN LOUISE 2024 LIVING TRUST 8846 MILBURN AVE SPRING VALLEY CA 91977-0000									
<b>Parcel Location</b>									
Situs	03941 BLUE STARR DR								
Subdivision									
Lot/Block	/	Parcel Size	1 - Acres						
Sec/Twn/Rng	2 / 21 / 16 / 2								
Neighborhood	2116 - UNPLATTED								
School District	S009 - JUSTUS-TIAWAH SCHOOLS								
<b>Legal Description</b> Lat/Long: 36.32286977 -95.56973392				<b>Building Permits</b>					
W 208.71 N 208.71' S 521.8' SW SW SE				Number	Description	Opened	Closed	Amount	
<b>Exemptions</b>				<b>Sale History</b>					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					1577/315	KINDLE, RUSSELL & ROBIN	04/07/2004	0	4
					1004/754	DECKER, RON L	10/05/1995	2,500	No
<b>Parcel Valuation</b>									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax	
Remove Cap	0	Land Value	37,176	27,779	11%	3,056	Assessed	3,056	253.80
Year Frozen	0	Improvements	0	0	0	Penalty	0		
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00	
TIF Project ID	0	Total Value	37,176	27,779	3,056	Total Taxable	3,056	254.00	
<b>Assessment History</b>									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660001537	DECKER, RODNEY JOE SR &			5	37,176	0	2,910	242.00
2024	2024-660001537	DECKER, RODNEY J			5	37,176	0	2,772	231.00
2023	2023-660001537	DECKER, RODNEY J			5	25,000	0	2,640	220.00
2022	2022-660001537	DECKER, RODNEY J			5	25,000	0	2,514	209.00
2021	2021-660001537	DECKER, RODNEY J			5	25,000	0	2,395	203.00
2020	2020-660001537	DECKER, RODNEY J			5	25,000	0	2,281	193.00
2019	2019-660001537	DECKER, RODNEY J			5	25,000	0	2,172	188.00
2018	2018-660001537	DECKER, RODNEY J			5	25,000	0	2,069	179.00
2017	2017-660001537	DECKER, RODNEY J			5	25,000	0	1,970	161.00
2016	2016-660001537	DECKER, RODNEY J			5	25,000	0	1,876	160.00
2015	2015-660001537	DECKER, RODNEY J			5	25,000	0	1,787	151.00
2014	2014-660001537	DECKER, RODNEY J			5	25,000	0	1,702	146.00
2013	2013-660001537	DECKER, RODNEY J			5	25,000	0	1,621	141.00



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Lot Data		Square-Foot - NBHD 2116 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.9698							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	42,246.00 x .88 = 37,176							
Factor Value								
Adjustments	1.0000							
Lot Value	37,176							
<b>Residential Data</b>								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model NewTest				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
Base Cost	0.00	Total Misc Impr	+ 0					
Roofing Adj	+ 0.00	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 0					
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	- 0					
Plumbing Adj	+ 0.00	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 0					
Adj Base Cost	= 0.00	Lot Value	+ 37,176					
Total Area	x	Indicated Value	= 37,176					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				<b>Value Reconciliation</b>				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 37,176				
				Indicated Value 37,176 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 37,176 0.00 Total Value Per SqFt				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value