



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 660001643 Parcel ID 22N17E-02-1-00000-000-0000 Cadastral ID 02-22-17-01200 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 71 - CHELSEA RURAL/FOYIL FIRE Name ID 27184 HARPER, KEITH & DARLENE REVOCABLE TRUST 20804 E 410 RD CHELSEA OK 74016-0000 Parcel Location Situs 20804 E 410 RD Subdivision Lot/Block / Parcel Size 28.73 - Acres Sec/Twn/Rng 2 / 22 / 17 / 1 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S003 - CHELSEA SCHOOLS																																																																																																																				
Legal Description Lat/Long: 36.42173079 -95.45611504 N 18.73 ACRES OF LOT 1 & SW 10 ACRES OF LOT 1																																																																																																																				
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Units Buildable - FOYIL SEQUOYAH AREA (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	



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Masonry, Brick/Stone
Base/Total Area	1,402 / 1,402
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1967 / 44

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	

Cost Approach		Manual : 01/2025	
Base Cost	96.13	Total Misc Impr	+ 7,251
Roofing Adj	+ 4.62	Garage Cost	+
Subfloor Adj	+ 2.30	Total RCN	= 171,187
Heat/Cool Adj	+ 10.30	Depreciation (54%)	- 92,441
Plumbing Adj	+ 3.58	Lump Sums	+ 1,254
Basement Adj	+ 0.00	RCNLD	= 80,000
Adj Base Cost	= 116.93	Lot Value	+
Total Area	x 1,402	Indicated Value	= 80,000
Adjusted Cost	= 163,936	Value Per SqFt	57.06

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	80,000
Lot Value	
Indicated Value	80,000 57.06 Per SqFt
Agland Value	1,923
Site Improvements	34,423
Total Value	116,346 82.99 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,576.55		4,577
PRCH	PORCH	4440	16x8		128	20.89		2,674
SEP	Screen Enclosed Porch	4441	20x11		220	5.70		1,254



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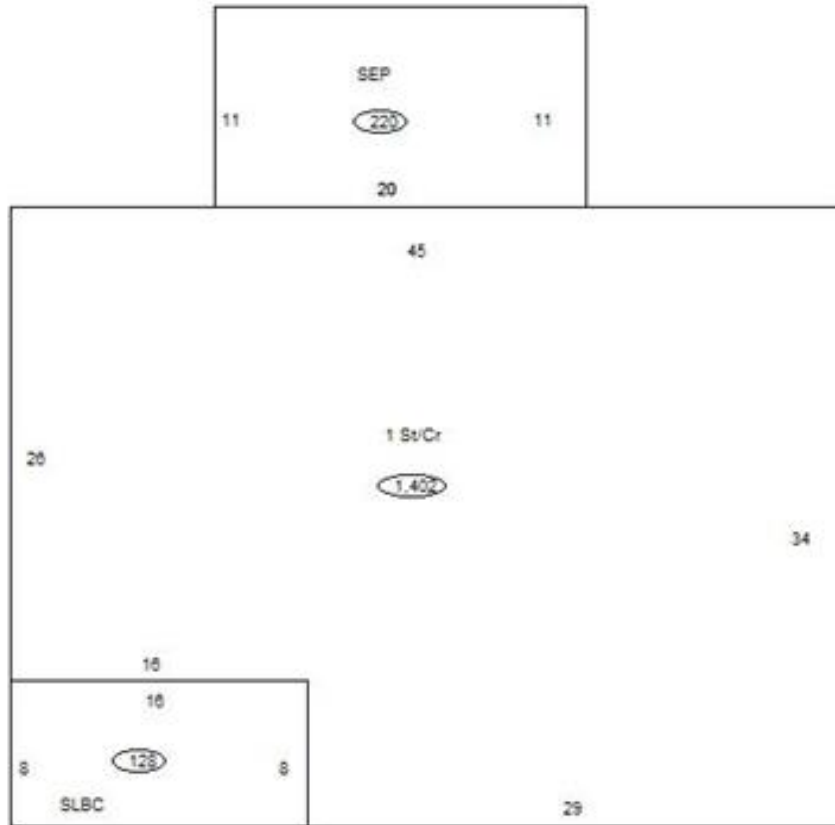
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,402	1.000	1,402
2	M	PRCH		10	SLBC	128	1.000	128
3	M	SEP		10	SEP	220	1.000	220
Total Building Area						1,402		1,402



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	PCPT	Carport - Portable	20x20x8	Dirt	Formed Metal	400
	Qual 3	Cond 3	Year 2023	Eff Age 2		
	Valuation Summary		Modifier Total	RCN	Depr (7% Phys/ % Func)	RCNLD
	Base Cost (4.67 x 400)		1,868	1,868	131	1,737
	SHDS	SHED	14x20x8	Plank	Formed Metal	280
	Qual 2	Cond 3	Year 2012	Eff Age 11		
	Valuation Summary		Modifier Total	RCN	Depr (44% Phys/ % Func)	RCNLD
	Base Cost (17.99 x 280)		5,037	5,037	2,216	2,821
	UTIL	SHOP BUILDING	40x30x12	Concrete	Formed Metal	1,200
	Qual 3	Cond 3	Year 2012	Eff Age 11		
	Valuation Summary		Modifier Total	RCN	Depr (22% Phys/ % Func)	RCNLD
	Base Cost (29.92 x 1,200)		35,904	35,904	7,899	28,005
	LNT0	LEAN-TO	40x10x12	Dirt	Formed Metal	400
	Qual 3	Cond 3	Year 2012	Eff Age 11		
	Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD
	Base Cost (9.30 x 400)		3,720	3,720	1,860	1,860



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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	TMBR	80		0	1.000	144	144	144	144
HC	HECTOR STONY SANDY LOAM	TMBR	20		0	10.000	36	36	360	360
HLC	HECTOR-LINKER FINE SANDY	TMBR	35		0	11.730	63	63	739	739
LKB	LINKER FINE SANDY LOAM 1-	TMBR	63		0	6.000	113	113	680	680
TMBR Totals						28.730			1,923	1,923
Total Agland						28.730			1,923	1,923