



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 660001656 Parcel ID 22N17E-02-1-00000-000-0000 Cadastral ID 02-22-17-02500 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 71 - CHELSEA RURAL/FOYIL FIRE Name ID 315165 JACKSON, GARY L & JANET L REVOCABLE TRUST 13201 S 4236 RD CHELSEA OK 74016-0000 Parcel Location Situs 13201 S 4236 RD Subdivision Lot/Block / Parcel Size 10 - Acres Sec/Twn/Rng 2 / 22 / 17 / 1 Neighborhood 4070 - FOYIL SEQUOYAH AREA School District S003 - CHELSEA SCHOOLS					<p>660001656_001.JPG 12/10/2024</p>																																																																																																																				
Legal Description Lat/Long: 36.41877751 -95.45913712																																																																																																																									
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Lot Data	Square-Foot - NBHD 4070 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	9.4553	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY 0	
	0	
Method	Square-Foot	
Base Lot Value	411,875.00 x .30 = 124,749	
Factor Value		
Adjustments	1.0000	
Lot Value	124,749	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3.5 - Average
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,394 / 2,394
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,394
Fixture/RghIn	14 /
Bed/F/H Bath	3 / 2.5 /
Basement Area	
Garage Type	520 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2012 / 11

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	346,577 144.77 Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	109.30	Total Misc Impr	+ 11,521	Roofing Adj	+ 5.20	Garage Cost	+ 20,524
Subfloor Adj	+ -3.40	Total RCN	= 354,996	Heat/Cool Adj	+ 14.47	Depreciation (11%)	- 39,050
Plumbing Adj	+ 9.33	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 315,946
Adj Base Cost	= 134.90	Lot Value	+ 124,749	Total Area	x 2,394	Indicated Value	= 440,695
		Value Per SqFt	184.08	Adjusted Cost	= 322,951		

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	315,946
Lot Value	124,749
Indicated Value	440,695 184.08 Per SqFt
Agland Value	
Site Improvements	28,608
Total Value	469,303 196.03 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
GENR	Generator - Residential Standby	0		1	1	3,304.00		3,304
PRCH	Porch	115897	14x6		84	29.26		2,458
PRCH	Porch	148155	12x10		120	29.13		3,496
PATC	Patio - Covered	162821	20x5		100	22.63		2,263



Rogers

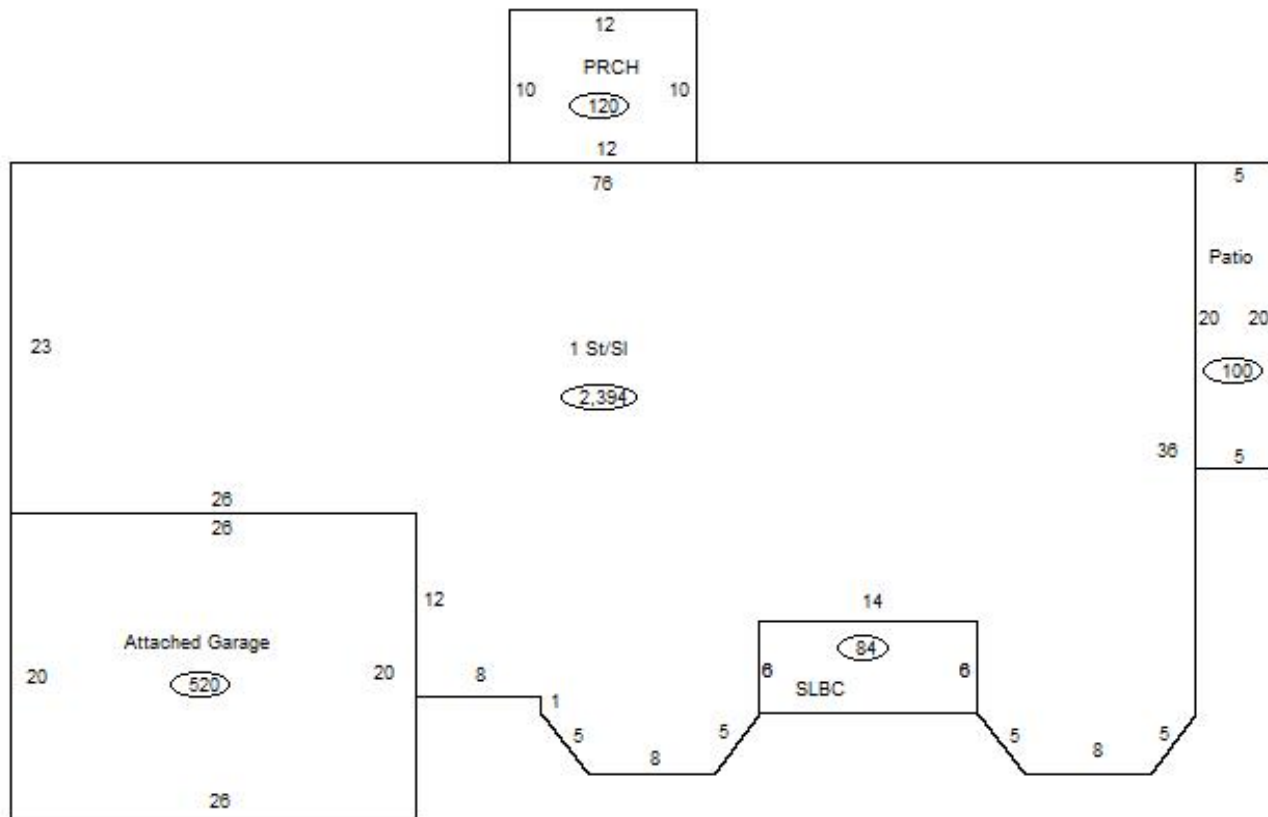
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	2,394	1.000	2,394
2	G	1		13	Attached Garage	520	1.000	520
3	M	PRCH		13	SLBC	84	1.000	84
4	M	PRCH		13	PRCH	120	1.000	120
5	M	PATC		13	Patio	100	1.000	100
Total Building Area						2,394		2,394



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	36x30x10	Concrete	Formed Metal	1,080
	Qual 3.5	Cond 3	Year 2012	Eff Age 11		
		Valuation Summary	Modifier Total	RCN	Depr (22% Phys/ % Func)	RCNLD
		Base Cost (33.96 x 1,080)	36,677	36,677	8,069	28,608