



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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 Time 06:12:15  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660001722 <b>Parcel ID</b> 23N17E-02-4-00000-000-0000 <b>Cadastral ID</b> 02-23-17-00800 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 2 <b>Tax Area</b> 71 - CHELSEA RURAL/FOYIL FIRE <b>Name ID</b> 15884 MCMAHAN, PAULINE HAZEL  521 W 10TH ST CHELSEA OK 74016-0000  <b>Parcel Location</b> <b>Situs</b> 20511 E 360 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 122.26 - Acres <b>Sec/Twn/Rng</b> 2 / 23 / 17 / 4 <b>Neighborhood</b> 4050 - CHELSEA FOYIL RURAL <b>School District</b> S003 - CHELSEA SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.50258615 -95.45835826																																																																																																																									
<b>SE LYING N &amp; W RR LESS THE W 231' NW NW SE &amp; S2 NE NE &amp; SE NE LYING N &amp; W OF RR</b>					<b>Building Permits</b> <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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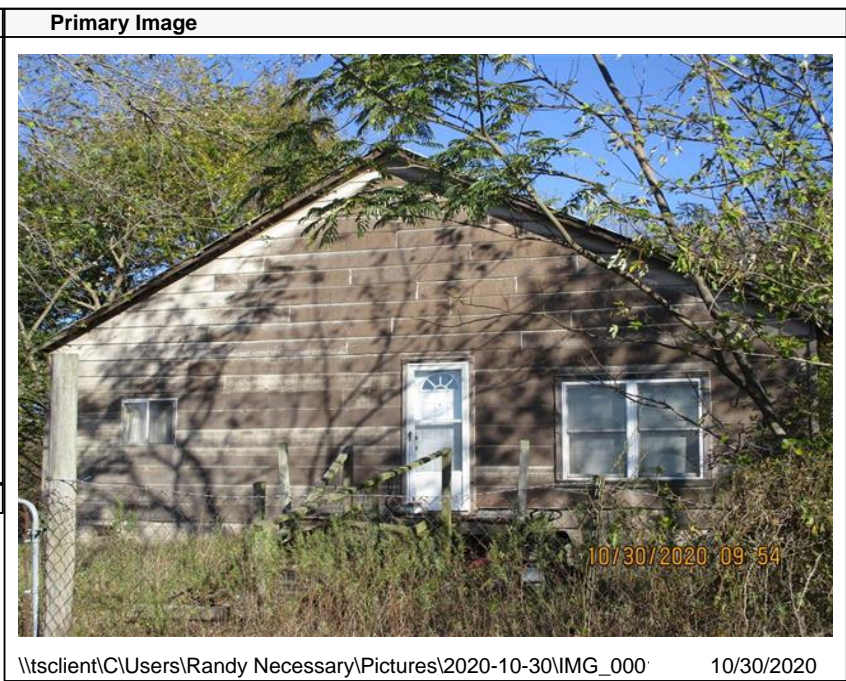
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<b>Lot Data</b> - CHELSEA FOYIL RURAL (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



<b>Residential Data</b>	
Type	1 Single Family Residence
Condition	1 - Low
Quality	4 - Good
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,416 / 1,416
Style	100% One Story
HVAC	100% No HVAC
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1955 / 99

<b>GRM Approach</b>	
GRM Code	
Gross Rent	0.00
Indicated Value	

<b>Multiple Regression</b>	
MRA Code	
Adusted R	
Indicated Value	

<b>Direct Comparables</b>	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

<b>Cost Approach</b>		<b>Manual : 01/2025</b>	
Base Cost	109.36	Total Misc Impr	+ 3,094
Roofing Adj	+ 6.13	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 174,402
Heat/Cool Adj	+ 0.00	Depreciation ( 85%)	- 148,242
Plumbing Adj	+ 5.49	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 26,160
Adj Base Cost	= 120.98	Lot Value	+
Total Area	x 1,416	Indicated Value	= 26,160
Adjusted Cost	= 171,308	Value Per SqFt	18.47

<b>Value Reconciliation</b>	
Selected Approach	Cost Approach
Improvements	26,160
Lot Value	
Indicated Value	26,160 18.47 Per SqFt
Agland Value	17,147
Site Improvements	
Total Value	43,307 30.58 Total Value Per SqFt

<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	4532	12x8		96	32.23		3,094



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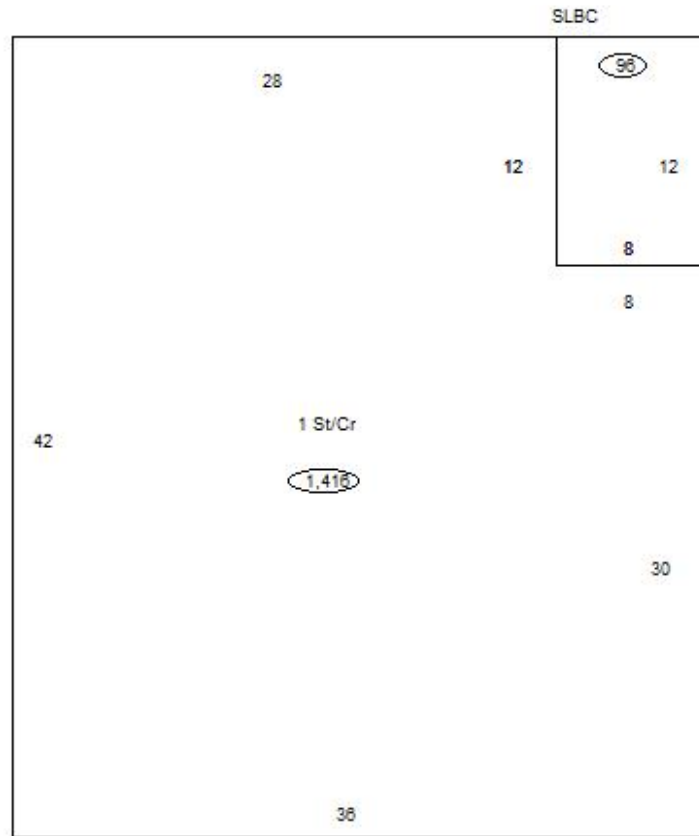
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### Sketch Image

660001722



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,416	1.000	1,416
2	M	PRCH		10	SLBC	96	1.000	96
<b>Total Building Area</b>						1,416		1,416



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### Agland Inventory

660001722

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	TMBR	51		0	10.000	92	92	918	918
<b>TMBR Totals</b>						10.000			918	918
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51		0	50.000	122	122	6,120	6,120
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30		0	12.000	72	72	864	864
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30		0	1.750	72	72	126	126
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80		0	9.000	192	192	1,728	1,728
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80		0	5.000	192	192	960	960
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80		0	2.500	192	192	480	480
DNC	DENNIS SILT LOAM 3-5% SLO	NTV PST	69		166	7.500	166	166	1,245	1,245
OKB	OKEMAH SILTY CLAY LOAM 1-	NTV PST	80		0	8.580	192	192	1,647	1,647
OKB	OKEMAH SILTY CLAY LOAM 1-	NTV PST	80		0	15.930	192	192	3,059	3,059
<b>NTV PST Totals</b>						112.260			16,229	16,229
<b>Total Agland</b>						122.260			17,147	17,147