




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 12:32:12
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Assessment Data					Primary Image									
Account	660002632				 <p>\\tsclient\C\Users\rln\Pictures\2020-01-15\IMG_0035.JPG 1/17/2020</p>									
Parcel ID	24N18E-03-4-00000-000-0000													
Cadastral ID	03-24-18-01500													
Property Type	REAL - Real Property													
Property Class	RR	VI Area 2												
Tax Area	14 - CHELSEA RURAL													
Name ID	317805													
SMITH, JAMES														
1852 S 4290 RD														
BIG CABIN OK 74332-0000														
Parcel Location														
Situs	01852 S 4290 RD													
Subdivision														
Lot/Block	/	Parcel Size	5 - Acres											
Sec/Twn/Rng	3 / 24 / 18 / 4													
Neighborhood	4050 - CHELSEA FOYIL RURAL													
School District	S003 - CHELSEA SCHOOLS													
Legal Description														
Lat/Long: 36.58486507 -95.36539550														
S2 NE SE SE														
Building Permits														
<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					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption										
Sale History														
Bk/Pg	Grantor	Date	Price	Code										
2535/785	SMITH, DAVID K & BARBARA L	03/15/2016	0	4										
1302/102	SMTIH, JAMES &	07/02/2001	18,500	4										
1174/236	SMITH, GARY &/OR MELANIE	06/02/1999	0	No										
1147/686	SMITH, ELLA M	12/16/1998	0	No										
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax						
Remove Cap	2002	Land Value	56,144	34,157	11%	3,757	Assessed	14,360 1,188.29						
Year Frozen	0	Improvements	96,425	96,395		10,603	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00						
TIF Project ID	0	Total Value	152,569	130,552		14,360	Total Taxable	14,360 1,188.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660002632	SMITH, JAMES	14	175,618	0	13,677	1,132.00							
2024	2024-660002632	SMITH, JAMES	14	178,608	0	13,026	1,099.00							
2023	2023-660002632	SMITH, JAMES	14	132,985	0	12,405	1,057.00							
2022	2022-660002632	SMITH, JAMES	14	107,408	0	11,815	1,000.00							
2021	2021-660002632	SMITH, JAMES	14	105,196	0	11,571	981.00							
2020	2020-660002632	SMITH, JAMES	14	105,416	0	11,562	981.00							
2019	2019-660002632	SMITH, JAMES	14	100,105	0	11,012	946.00							
2018	2018-660002632	SMITH, JAMES	14	108,058	0	11,887	1,015.00							
2017	2017-660002632	SMITH, JAMES	14	45,081	0	4,959	425.00							
2016	2016-660002632	SMITH, JAMES	14	52,745	0	5,802	506.00							
2015	2015-660002632	SMITH, DAVID K & BARBARA L	14	51,875	0	5,707	492.00							
2014	2014-660002632	SMITH, DAVID K & BARBARA L	14	49,801	0	5,478	488.00							
2013	2013-660002632	SMITH, DAVID K & BARBARA L	14	51,418	0	5,656	502.00							



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Lot Data		Square-Foot - NBHD 4050 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	5							
Non-Ag Acres	5.0808							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	221,322.00 x .25 = 56,144							
Factor Value				GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	56,144			Gross Rent	0.00			
Residential Data				Indicated Value				
Type				Multiple Regression				
Condition	-			MRA Code				
Quality	-			Adusted R				
Architecture				Indicated Value				
Style				Direct Comparables				
Exterior Wall				Selection Model	1 Res			
Base/Total Area /				Adjustment Model	A2 AO Test			
Style				Comparables				
HVAC				Indicated Value				
Roof Cover				Value Reconciliation				
Area on Slab				Selected Approach Cost Approach				
Fixture/RghIn /				Improvements				
Bed/F/H Bath / /				Lot Value	56,144			
Basement Area				Indicated Value	56,144	0.00	Per SqFt	
Garage Type				Agland Value				
Remodel				Site Improvements				
Year/Eff Age /				Total Value	56,144	0.00	Total Value Per SqFt	
Cost Approach				Manual : 01/2025				
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	+ 56,144					
Total Area	x	Indicated Value	= 56,144					
Adjusted Cost	= 0	Value Per SqFt	0.00					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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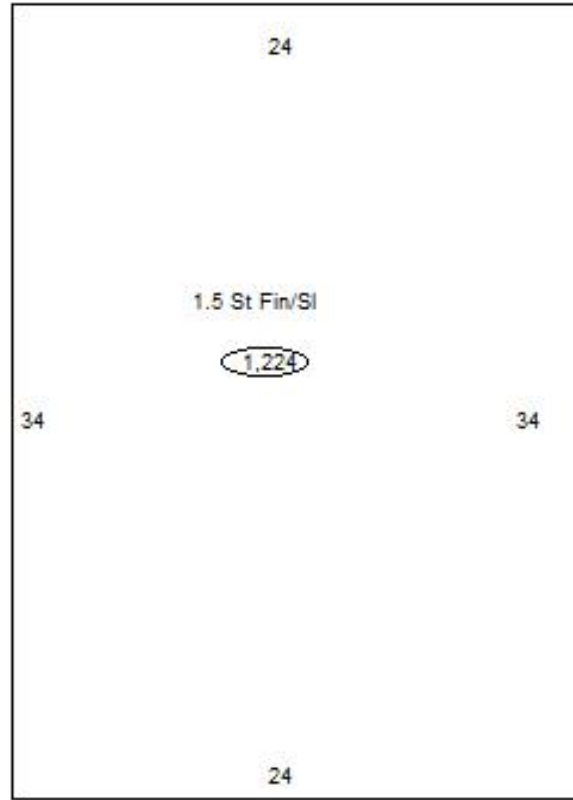
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	10	1.5 St Fin/SI	816	1.500	1,224
Total Building Area						816		1,224



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Outbuildings/Site Improvements

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



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Lot Data	
Lot Size	-
Lot Count	
Units Buildable	
Non-Ag Acres	
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2024-1-3\IMG_0026. 1/4/2024

Residential Data	
Type	6 Mobile Home 76 x 26
Condition	4.5 - Good
Quality	4.5 - Good
Architecture	6 MS ADJ
Style	100% Double Wide
Exterior Wall	100% Frame, Siding, Vinyl
Base/Total Area	1,976 / 1,976
Style	100% Double Wide
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2017 / 5

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	40.75	Total Misc Impr	+	0	
Roofing Adj	+ 3.63	Garage Cost	+		
Subfloor Adj	+ 0.00	Total RCN	=	117,592	
Heat/Cool Adj	+ 3.19	Depreciation (18%)	-	21,167	
Plumbing Adj	+ 11.94	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	96,425	
Adj Base Cost	= 59.51	Lot Value	+		
Total Area	x 1,976	Indicated Value	=	96,425	
Adjusted Cost	= 117,592	Value Per SqFt		48.80	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	96,425		
Lot Value			
Indicated Value	96,425	48.80	Per SqFt
Agland Value			
Site Improvements			
Total Value	96,425	48.80	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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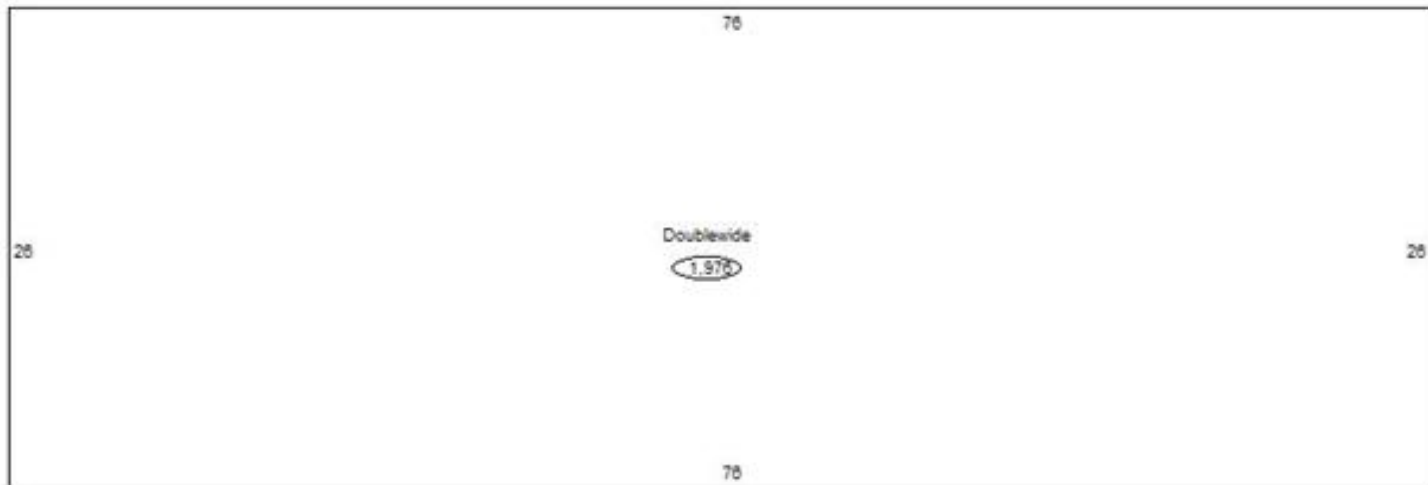
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		10	Doublewide	1,976	1.000	1,976
Total Building Area						1,976		1,976