



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 02:31:16  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660003779 <b>Parcel ID</b> 000000-00-0-10045-003-0008 <b>Cadastral ID</b> 05-21-16-00240 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 1 <b>Tax Area</b> 5 - JUSTUS RURAL/NO FIRE <b>Name ID</b> 335373 1005 W 17TH STREET LLC  14 BLANCHE ST PLAINVIEW NY 11803-0000  <b>Parcel Location</b> <b>Situs</b> 01005 W 17TH ST N <b>Subdivision</b> CHAMBERS TERRACE <b>Lot/Block</b> 0008 / 0003 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 5 / 21 / 16 / 5 <b>Neighborhood</b> 1183 - R-V01-SW CLAREMORE <b>School District</b> S009 - JUSTUS-TIAWAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lot/Long: 36.32572309 -95.62011931																																																																																																																									
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Lot Data		Square-Foot - NBHD 1183 #1	
Lot Size			
Lot Count	1		
Units Buildable	8500		
Non-Ag Acres	0.2065		
Topography			
Street Access			
Utilities			
Amenities	LOT SIZE ADJUSTMENT	0	0
Method	Square-Foot		
Base Lot Value	8,993.00 x 5.00 = 44,965		
Factor Value			
Adjustments	1.0000		
Lot Value	44,965		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	80% Veneer, Stone 20% Frame, Siding, Wood
Base/Total Area	1,364 / 1,364
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,364
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	420 Attached Garage - Unfinished 2 Stalls
Remodel	RMA -
Year/Eff Age	1978 / 22

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	1 Test
Adusted R	0.8445
Indicated Value	146,062 107.08 Per SqFt

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	179,010 Per SqFt

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	147,894
Lot Value	44,965
Indicated Value	192,859 141.39 Per SqFt
Agland Value	
Site Improvements	
Total Value	192,859 141.39 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	112.35	Total Misc Impr	+ 8,584
Roofing Adj	+ 4.62	Garage Cost	+ 12,100
Subfloor Adj	+ -1.21	Total RCN	= 208,302
Heat/Cool Adj	+ 11.47	Depreciation ( 29%)	- 60,408
Plumbing Adj	+ 10.32	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 147,894
Adj Base Cost	= 137.55	Lot Value	+ 44,965
Total Area	x 1,364	Indicated Value	= 192,859
Adjusted Cost	= 187,618	Value Per SqFt	141.39

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
PRCH	SLAB PORCH - COVERED	9354		92	92	23.98		2,206
PATO	SLAB PORCH - OPEN	9355	12x10		120	10.68		1,282

