




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 660004787 Parcel ID 24N18E-05-4-00000-000-0000 Cadastral ID 05-24-18-00100 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 14 - CHELSEA RURAL Name ID 333683 MOST, JAMES L & LAURA P REVOCABLE TRUST 448 S 127TH E AVE TULSA OK 74128-0000 Parcel Location Situs 01602 S 4270 RD Subdivision Lot/Block / Parcel Size 120 - Acres Sec/Twn/Rng 5 / 24 / 18 / 4 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2024-1-4\IMG_0005. 1/4/2024</p>																																																																																																																				
Legal Description Lat/Long: 36.58944311 -95.40551565 SW NE & N2 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>R20</td> <td>R21- REMODEL SFR</td> <td>01/2020</td> <td>08/2020</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R20	R21- REMODEL SFR	01/2020	08/2020																																																																																																		
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Lot Data	
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	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,368 / 1,368
Style	100% One Story
HVAC	100% Floor Furnace
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	1970 / 42

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	102.46	Total Misc Impr	+ 9,394
Roofing Adj	+ 4.33	Garage Cost	+ 0
Subfloor Adj	+ 1.13	Total RCN	= 164,949
Heat/Cool Adj	+ 1.80	Depreciation (50%)	- 82,475
Plumbing Adj	+ 3.99	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 82,474
Adj Base Cost	= 113.71	Lot Value	+ 0
Total Area	x 1,368	Indicated Value	= 82,474
Adjusted Cost	= 155,555	Value Per SqFt	60.29

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	82,474		
Lot Value			
Indicated Value	82,474	60.29	Per SqFt
Agland Value	17,208		
Site Improvements	4,248		
Total Value	103,930	75.97	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	4,994.06		4,994
PRCH	SLAB PORCH - COVERED	12098	14x10		140	23.32		3,265
PRCH	SLAB PORCH - COVERED	12099	8x6		48	23.64		1,135



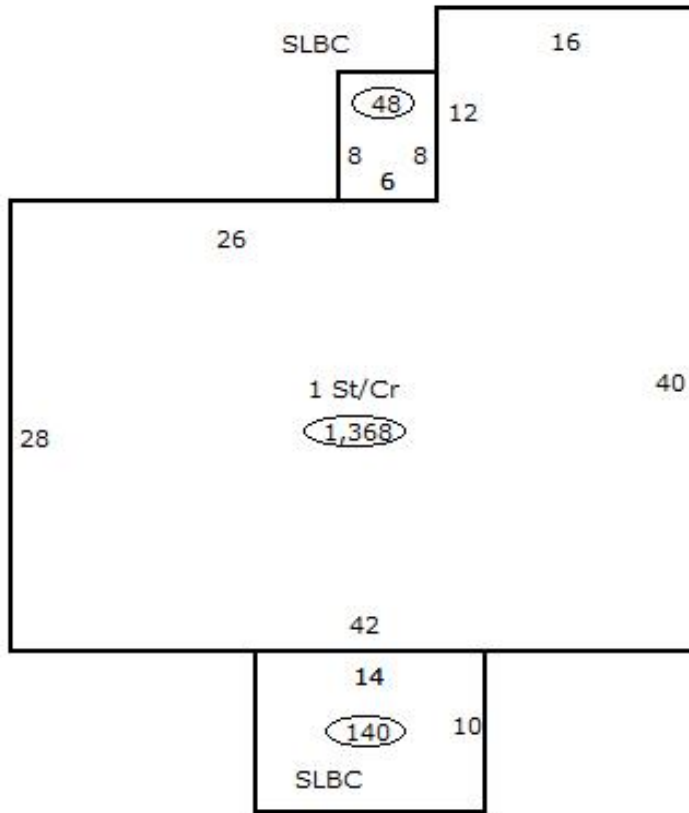
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,368	1.000	1,368
2	M	PRCH		13	SLBC	140	1.000	140
3	M	PRCH		13	SLBC	48	1.000	48
Total Building Area						1,368		1,368



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN BARN		0x0x0			552
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (10.48 x 552)		5,785		5,785	5,785	
	BARN BARN		0x0x0			1,152
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
Base Cost (10.27 x 1,152)		11,831		11,831	11,831	
	BARN BARN		24x26x0			624
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (10.48 x 624)		6,540		6,540	5,232	1,308
	BARN BARN		0x0x0			1,500
	Qual 3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (9.80 x 1,500)		14,700		14,700	11,760	2,940



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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
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30		0	22.000	72	72	1,584	1,584
BR	BREAKS-ALLUVIAL LAND COMP	NTV PST	30		0	9.000	72	72	648	648
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60		0	35.000	144	144	5,040	5,040
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60		0	9.000	144	144	1,296	1,296
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80		0	1.000	192	192	192	192
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80		0	22.000	192	192	4,224	4,224
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80		0	22.000	192	192	4,224	4,224
NTV PST Totals						120.000			17,208	17,208
Total Agland						120.000			17,208	17,208