



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 06:47:01
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Assessment Data					Primary Image																																																																																																																				
Account 660010258 Parcel ID 24N17E-09-4-00000-000-0000 Cadastral ID 09-24-17-00600 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 14 - CHELSEA RURAL Name ID 259818 DENLEY, RICHARD & DUSTY 2802 S HWY 28 CHELSEA OK 74016-0000 Parcel Location Situs 02802 S HWY 28 Subdivision Lot/Block / Parcel Size 70 - Acres Sec/Twn/Rng 9 / 24 / 17 / 4 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS																																																																																																																									
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Lot Data	
Units Buildable - 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	



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,000 / 1,000
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,000
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	1,000 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2016 / 8

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables

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

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	143,222		
Lot Value			
Indicated Value	143,222	143.22	Per SqFt
Agland Value	1,680		
Site Improvements	511		
Total Value	145,413	145.41	Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	100.13	Total Misc Impr	+ 11,200
Roofing Adj	+ 5.40	Garage Cost	+ 25,147
Subfloor Adj	+ -1.20	Total RCN	= 157,387
Heat/Cool Adj	+ 11.24	Depreciation (9%)	- 14,165
Plumbing Adj	+ 5.47	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 143,222
Adj Base Cost	= 121.04	Lot Value	+ 143,222
Total Area	x 1,000	Indicated Value	= 143,222
Adjusted Cost	= 121,040	Value Per SqFt	143.22

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	145887	50x10		500	22.40		11,200



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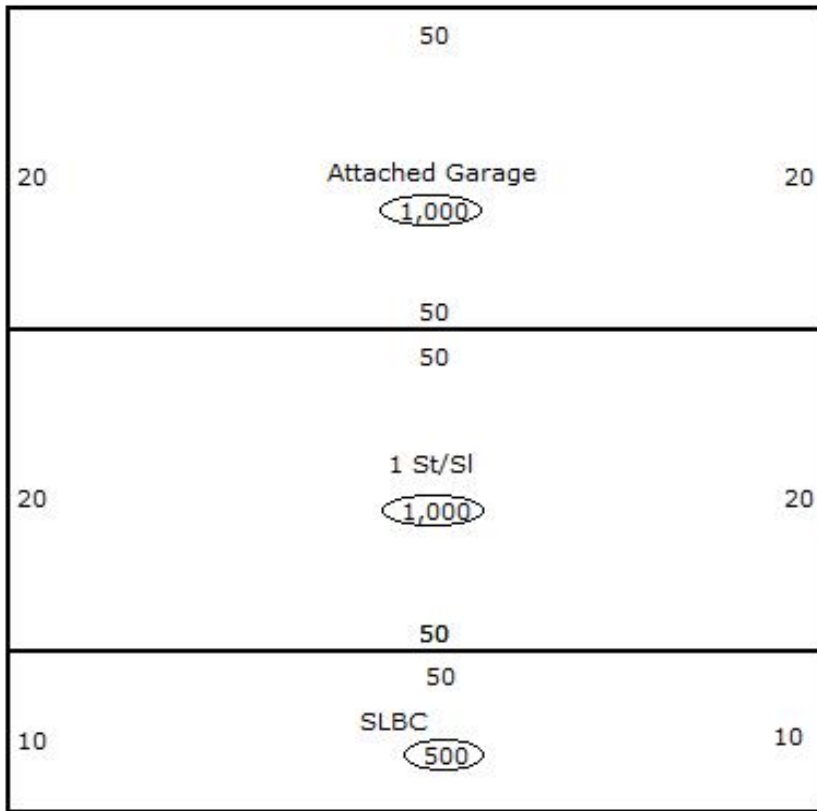
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Sketch Image

660010258



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,000	1.000	1,000
2	G	1		13	Attached Garage	1,000	1.000	1,000
3	M	PRCH		13	SLBC	500	1.000	500
Total Building Area						1,000		1,000



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	LF	LOAFING SHED	10x12x0			120
	Qual 2	Cond 3	Year	Eff Age		
		Valuation Summary	Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD
		Base Cost (4.26 x 120)	511		511	511



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Agland Inventory

660010258

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
SM	STRIP MINES	NTV PST	10		0	70.000	24	24	1,680	1,680
NTV PST Totals						70.000			1,680	1,680
Total Agland						70.000			1,680	1,680