



# 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	660014169								
Parcel ID	23N17E-14-2-00000-000-0000								
Cadastral ID	14-23-17-01100								
Property Type	REAL - Real Property								
Property Class	RA	VI Area 2							
Tax Area	71 - CHELSEA RURAL/FOYIL FIRE								
Name ID	275535								
TRUDE, DAVID A									
20152 E 370 RD CHELSEA OK 74016-0000									
Parcel Location									
Situs	20152 E 370 RD								
Subdivision									
Lot/Block	/	Parcel Size	5 - Acres						
Sec/Twn/Rng	14 / 23 / 17 / 2								
Neighborhood	4050 - CHELSEA FOYIL RURAL								
School District	S003 - CHELSEA SCHOOLS								
Legal Description Lat/Long: 36.48056909 -95.46881839									
Building Permits									
W2 NE NW NW									
Exemptions									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	2488/720	TRUDE, DAVID A & CAROLYN J	07/28/2015	0	4
					1898/286	LEWIS, WILMA M TRUST	09/07/2007	60,000	YES
					899/554	SELLER	11/07/1992	0	No
					899/555	SELLER	11/07/1992	0	No
					879/847			0	No
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax	
Remove Cap	2008	Land Value	1,120	830	11%	91	Assessed	3,265	312.59
Year Frozen	2018	Improvements	38,947	28,858		3,174	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-83.00
TIF Project ID	0	Total Value	40,067	29,688		3,265	Total Taxable	2,265	230.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660014169	TRUDE, DAVID A			71	54,672	1000	2,265	229.00
2024	2024-660014169	TRUDE, DAVID A			71	61,813	1000	2,265	234.00
2023	2023-660014169	TRUDE, DAVID A			71	50,063	1000	2,266	237.00
2022	2022-660014169	TRUDE, DAVID A			71	50,063	1000	2,266	239.00
2021	2021-660014169	TRUDE, DAVID A			71	36,435	1000	2,265	241.00
2020	2020-660014169	TRUDE, DAVID A			71	36,749	1000	2,266	244.00
2019	2019-660014169	TRUDE, DAVID A			71	38,582	1000	2,266	249.00
2018	2018-660014169	TRUDE, DAVID A			71	41,710	1000	2,265	245.00
2017	2017-660014169	TRUDE, DAVID A			71	41,301	1000	2,170	239.00
2016	2016-660014169	TRUDE, DAVID A			71	39,615	1000	2,078	233.00
2015	2015-660014169	TRUDE, DAVID A			71	43,682	1000	1,989	221.00
2014	2014-660014169	TRUDE, DAVID A & CAROLYN J			71	45,802	1000	1,901	218.00
2013	2013-660014169	TRUDE, DAVID A & CAROLYN J			71	44,741	1000	1,817	206.00



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<b>Units Buildable - CHELSEA FOYIL RURAL (UNITS BUILDABLE)</b>	
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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<b>Residential Data</b>	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	1,320 / 1,320
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 86

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

<b>Multiple Regression</b>	
MRA Code	
Adjusted 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	88.56	Total Misc Impr	+ 22,662
Roofing Adj	+ 4.09	Garage Cost	+ 0
Subfloor Adj	+ 2.38	Total RCN	= 166,331
Heat/Cool Adj	+ 10.09	Depreciation ( 80%)	- 133,065
Plumbing Adj	+ 3.71	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 33,266
Adj Base Cost	= 108.84	Lot Value	+ 0
Total Area	x 1,320	Indicated Value	= 33,266
Adjusted Cost	= 143,669	Value Per SqFt	25.20

<b>Value Reconciliation</b>	
Selected Approach	Cost Approach
Improvements	33,266
Lot Value	
Indicated Value	33,266 25.20 Per SqFt
Agland Value	1,120
Site Improvements	5,681
Total Value	40,067 30.35 Total Value Per SqFt

<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	4,485.02		4,485
EPSW	ENCLOSED PORCH - SOLID WALL	34074	8x6		48	54.48		2,615
EPSW	ENCLOSED PORCH - SOLID WALL	34075	20x8		160	53.58		8,573
CPDT	CARPORT - DETACHED	34076	22x20		440	9.93		4,369
PRCH	SLAB PORCH - COVERED	116396	16x8		128	20.47		2,620



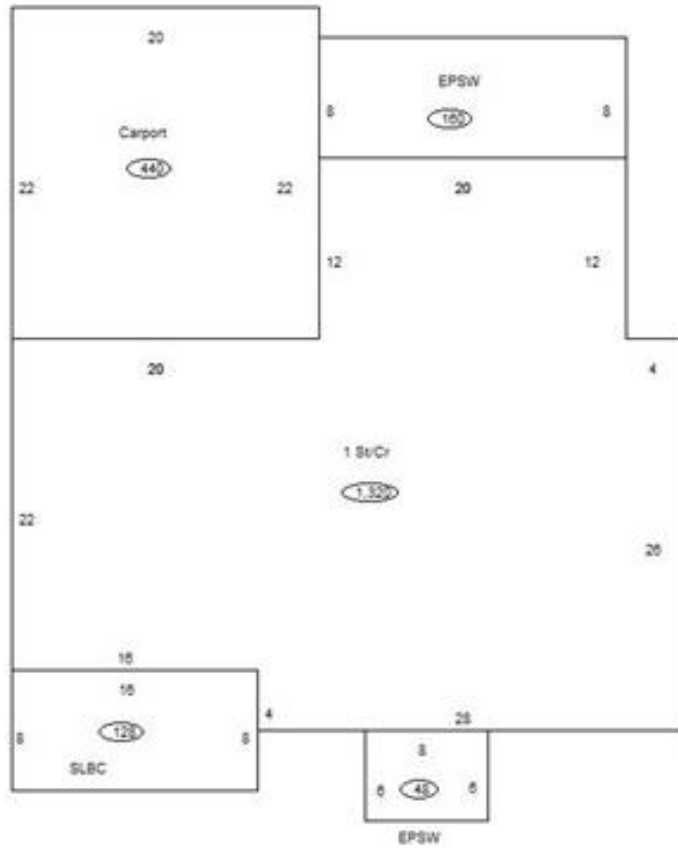
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Sketch Image

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**Sketch Vector Information**

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	10	1 St/Cr	1,320	1.000	1,320
2	M	EPSW		10	EPSW	48	1.000	48
3	M	EPSW		10	EPSW	160	1.000	160
4	M	CPDT		10	Carport	440	1.000	440
5	M	PRCH		10	SLBC	128	1.000	128
<b>Total Building Area</b>						<b>1,320</b>		<b>1,320</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	SHED	22x20x6	Dirt	Formed Metal	440
	Qual	3	Cond 3	Year 2017	Eff Age 7	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (32% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (14.36 x 440)		6,318		6,318	2,022	4,296
	CPDT	CARPORT DETACHED	20x20x8	Gravel	Formed Metal	400
	Qual	3	Cond 3	Year 2017	Eff Age 7	
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (41% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (5.87 x 400)		2,348		2,348	963	1,385



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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
NAB	NEWTONIA SILT LOAM 1-3% S	IMP PST	80			5.000	224	224	1,120	1,120
<b>IMP PST Totals</b>						5.000			1,120	1,120
<b>Total Agland</b>						5.000			1,120	1,120