



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	660015894								
Parcel ID	24N17E-16-2-00000-000-0000								
Cadastral ID	16-24-17-01000								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	2						
Tax Area	14 - CHELSEA RURAL								
Name ID	269951								
FIELDS, JANET L & DONALD R &									
ERIC D MCDANIEL									
PO BOX 195									
CHELSEA OK 74016-0000									
Parcel Location									
Situs	03734 S 4215 RD								
Subdivision									
Lot/Block	/	Parcel Size	99.25 - Acres						
Sec/Twn/Rng	16 / 24 / 17 / 2								
Neighborhood	4050 - CHELSEA FOYIL RURAL								
School District	S003 - CHELSEA SCHOOLS								
Legal Description									
Lat/Long: 36.55979868 -95.50346038									
S2 SW NW & N2 SW LESS .75 AC RD									
Building Permits									
Number	Description	Opened	Closed	Amount					
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	Yes	1,000	1,000					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
1102/576	JORGENSEN, NELLIE	01/12/1999	60,000	No					
1102/576	JORGENSEN, NELLIE	03/11/1998	60,000	No					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax	
Remove Cap	1999	Land Value	12,775	12,775	11%	1,405	Assessed	3,119 258.10	
Year Frozen	0	Improvements	14,151	11,089		1,220	Penalty	0	
Uncapped Value	0	Mobile Home	4,975	4,492		494	Exemption	1,000 -83.00	
TIF Project ID	0	Total Value	31,901	28,356		3,119	Total Taxable	2,119 175.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660015894	FIELDS, JANET L & DONALD R &	14	31,396	1000	2,028	168.00		
2024	2024-660015894	FIELDS, JANET L & DONALD R &	14	32,168	1000	1,939	164.00		
2023	2023-660015894	FIELDS, JANET L & DONALD R &	14	29,562	1000	1,855	158.00		
2022	2022-660015894	FIELDS, JANET L & DONALD R &	14	28,053	1000	1,771	150.00		
2021	2021-660015894	FIELDS, JANET L & DONALD R &	14	26,186	1000	1,691	143.00		
2020	2020-660015894	FIELDS, JANET L & DONALD R &	14	23,752	1000	1,613	137.00		
2019	2019-660015894	FIELDS, JANET L & DONALD R &	14	23,120	1000	1,543	133.00		
2018	2018-660015894	FIELDS, JANET L & DONALD R &	14	23,472	1000	1,582	135.00		
2017	2017-660015894	FIELDS, JANET L & DONALD R &	14	23,182	1000	1,526	131.00		
2016	2016-660015894	FIELDS, JANET L & DONALD R &	14	22,298	1000	1,453	127.00		
2015	2015-660015894	FIELDS, JANET L & DONALD R &	14	23,041	1000	1,534	132.00		
2014	2014-660015894	FIELDS, JANET L & DONALD R &	14	23,165	1000	1,548	138.00		
2013	2013-660015894	FIELDS, JANET L & DONALD R &	14	25,126	1000	1,764	157.00		



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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		Primary Image	
Residential Data Type Condition - Quality - Architecture Style Exterior Wall Base/Total Area / Style HVAC Roof Cover Area on Slab Fixture/RghIn / Bed/F/H Bath / / Basement Area Garage Type Remodel Year/Eff Age /		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	
Cost Approach Manual : 01/2025		Value Reconciliation	
Base Cost 0.00 Roofing Adj + 0.00 Subfloor Adj + 0.00 Heat/Cool Adj + 0.00 Plumbing Adj + 0.00 Basement Adj + 0.00 Adj Base Cost = 0.00 Total Area x Adjusted Cost = 0	Total Misc Impr + 0 Garage Cost + Total RCN = 0 Depreciation (0%) - 0 Lump Sums + 0 RCNLD = Lot Value + Indicated Value = Value Per SqFt 0.00	Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Aground Value 12,775 Site Improvements 12,079 Total Value 24,854 0.00 Total Value Per SqFt	
Miscellaneous Improvements			
Code	Description	Sketch ID	Size Year Units Unit Cost Depr Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	QF	QUAN FAIR	0x0x0			1,200	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (25% Phys/ % Func)	RCNLD	
		Base Cost (7.02 x 1,200)	8,424		8,424	2,106	6,318
	BNGP	Barn - General Purpose	22x34x0	Base		748	
	Qual	2	Cond 2	Year	Eff Age 2026		
	Valuation Summary		Modifier Total	RCN	Depr (70% Phys/ % Func)	RCNLD	
		Base Cost (24.44 x 748)	18,281		18,281	12,797	5,484
	LNT0	Lean - To	10x12x0	Base		120	
	Qual	2	Cond 2	Year	Eff Age 2026		
	Valuation Summary		Modifier Total	RCN	Depr (70% Phys/ % Func)	RCNLD	
		Base Cost (7.71 x 120)	925		925	648	277



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Units Buildable - CHELSEA FOYIL RURAL (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	
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	6 Mobile Home 60 x 12
Condition	2 - Fair
Quality	2.5 - Fair
Architecture	6 MS ADJ
Style	100% Single Wide
Exterior Wall	100% Aluminum Sheet
Base/Total Area	720 / 720
Style	100% Single Wide
HVAC	
Roof Cover	14 Metal, Ribbed
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1978 / 48

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	

Cost Approach Manual : 01/2025

Base Cost	36.67	Total Misc Impr	+	4,119
Roofing Adj	+ 2.91	Garage Cost	+	
Subfloor Adj	+ 0.00	Total RCN	=	41,458
Heat/Cool Adj	+ 0.00	Depreciation (88%)	-	36,483
Plumbing Adj	+ 12.28	Lump Sums	+	2,072
Basement Adj	+ 0.00	RCNLD	=	7,047
Adj Base Cost	= 51.86	Lot Value	+	
Total Area	x 720	Indicated Value	=	7,047
Adjusted Cost	= 37,339	Value Per SqFt		9.79

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	7,047		
Lot Value			
Indicated Value	7,047	9.79	Per SqFt
Agland Value			
Site Improvements			
Total Value	7,047	9.79	Total Value Per SqFt

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1 2012	1	0.00		
EPSW	ENCLOSED PORCH - SOLID WALL	145959	10x10		100	41.19		4,119
WODC	WOOD DECK - COVERED	145960	12x10		120	43.16	60%	2,072



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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	13		13	Singlewide	720	1.000	720
2	M	EPSW		13	EPSW	100	1.000	100
3	M	WODC		13	WODC	120	1.000	120
Total Building Area						720		720



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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
HC	HECTOR STONY SANDY LOAM	TMBR	20		0	4.000	36	36	144	144
TMBR Totals						4.000			144	144
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51		0	5.250	122	122	643	643
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45		0	9.000	108	108	972	972
CMB	CLAREMORE SILT LOAM 0-3%	NTV PST	45		0	54.000	108	108	5,832	5,832
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80		0	7.000	192	192	1,344	1,344
NAB	NEWTONIA SILT LOAM 1-3% S	NTV PST	80		0	20.000	192	192	3,840	3,840
NTV PST Totals						95.250			12,631	12,631
Total Agland						99.250			12,775	12,775