



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 14:22:44  
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Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660017979 <b>Parcel ID</b> 24N18E-19-2-00000-000-0000 <b>Cadastral ID</b> 19-24-18-04410 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 2 <b>Tax Area</b> 14 - CHELSEA RURAL <b>Name ID</b> 348631 LITTLETON, KENNETH & RUBY  4401 S HWY 28 UNIT A CHELSEA OK 74016-0000  <b>Parcel Location</b> <b>Situs</b> 04401 S HWY 28 UNIT A <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 1.51 - Acres <b>Sec/Twn/Rng</b> 19 / 24 / 18 / 2 <b>Neighborhood</b> 4060 - CHELSEA <b>School District</b> S003 - CHELSEA SCHOOLS					<p>\\tsclient\C\Users\rln\Pictures\2020-02-10\IMG_0059.JPG 2/12/2020</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.54785266 -95.43020498																																																																																																																									
TR DESC 2025-015477 AS BEG NW/C N2 SW SE NW; S01.4645E 179 78'; N88.2718E 365'; N01.5030W 179.73'; S88.2745W 364.80' TO POB.					<b>Building Permits</b> <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> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> <tr><td> </td><td> </td><td> </td><td> </td><td> </td></tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 4060 #1		Primary Image	
Lot Size	0	0			
Lot Count	0				
Units Buildable	0				
Non-Ag Acres	0				
Topography					
Street Access					
Utilities					
Amenities	LAND QUALITY		5		
			0		
Method	Square-Foot				
Base Lot Value					
Factor Value					
Adjustments	1.0000				
Lot Value					

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	/

D:\Convert\Photos\660\017\979-01.jpg 12/28/2011

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	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 0
Total Area	x	Indicated Value	= 0
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	
Lot Value	
Indicated Value	0.00 Per SqFt
Agland Value	254
Site Improvements	18,918
Total Value	19,172 0.00 Total Value Per SqFt

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
SHLT	STORM SHELTER		1	2020	1	0.00	



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	36x24x0		Metal	864
	Qual 2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b> Base Cost (31.28 x 864) 27,026		<b>Modifier Total</b>	<b>RCN</b> 27,026	<b>Depr (30% Phys/ % Func)</b> 8,108	<b>RCNLD</b> 18,918
	STF	STG FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
	<b>Valuation Summary</b> Base Cost (4.68 x )		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	STF	STG FAIR	0x0x0			
	Qual 2	Cond	Year	Eff Age		
	<b>Valuation Summary</b> Base Cost (4.68 x )		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>



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Lot Data		Primary Image	
Lot Size	-		
Lot Count			
Units Buildable			
Non-Ag Acres			
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		
Method			
Base Lot Value			
Factor Value		\\tsclient\C\Users\rln\Pictures\2020-02-10\IMG_0059.JPG 2/12/2020	
Adjustments		<b>GRM Approach</b>	
Lot Value		GRM Code	
<b>Residential Data</b>		Gross Rent 0.00	
Type	1 Single Family Residence	Indicated Value	
Condition	3.5 - Average	<b>Multiple Regression</b>	
Quality	3.5 - Average	MRA Code	
Architecture	6 MS ADJ	Adusted R	
Style	100% One Story	Indicated Value	
Exterior Wall	100% Frame, Siding, Wood	<b>Direct Comparables</b>	
Base/Total Area	1,512 / 1,512	Selection Model 1 Res	
Style	100% One Story	Adjustment Model A2 AO Test	
HVAC	100% Warmed & Cooled Air	Comparables	
Roof Cover	1 Composition Shingle	Indicated Value	
Area on Slab	0	<b>Value Reconciliation</b>	
Fixture/RghIn	/	Selected Approach Cost Approach	
Bed/F/H Bath	/ /	Improvements 125,940	
Basement Area		Lot Value	
Garage Type		Indicated Value 125,940 83.29 Per SqFt	
Remodel		Agland Value	
Year/Eff Age	1999 / 18	Site Improvements	
<b>Cost Approach</b>		Total Value 125,940 83.29 Total Value Per SqFt	
Manual : 01/2025			
Base Cost	60.69	Total Misc Impr	+ 17,729
Roofing Adj	+ 5.20	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 153,945
Heat/Cool Adj	+ 14.18	Depreciation ( 20%)	- 30,789
Plumbing Adj	+ 10.02	Lump Sums	+ 2,784
Basement Adj	+ 0.00	RCNLD	= 125,940
Adj Base Cost	= 90.09	Lot Value	+
Total Area	x 1,512	Indicated Value	= 125,940
Adjusted Cost	= 136,216	Value Per SqFt	83.29

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
EPSW	ENCLOSED PORCH - SOLID WALL	145283	24x10		240	73.87		17,729
WODC	WOOD DECK - COVERED	145284	24x10		240	38.67	70%	2,784



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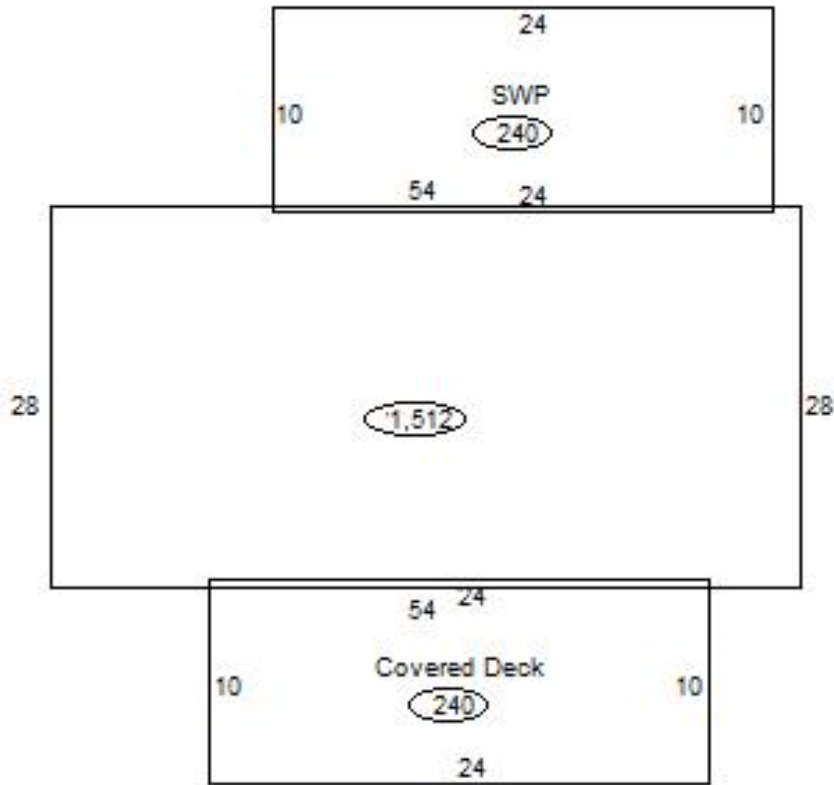
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### Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1		20	1 St	1,512	1.000	1,512
2	M	EPSW		13	EPSW	240	1.000	240
3	M	WODC		13	WODC	240	1.000	240
<b>Total Building Area</b>						1,512		1,512



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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
DBC	DENNIS-BATES COMPLEX 2-5%	IMP PST	60			1.510	168	168	254	254
<b>IMP PST Totals</b>						1.510			254	254
<b>Total Agland</b>						1.510			254	254