



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 660018995 Parcel ID 24N18E-21-4-00000-000-0000 Cadastral ID 21-24-18-02100 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 14 - CHELSEA RURAL Name ID 261453 THEALL, ROBERT R & MARY ANN BUCHANAN 24555 E HWY 66 CHELSEA OK 74016-0000																			
Parcel Location Situs 24555 E HWY 66 Subdivision Lot/Block / Parcel Size 19.61 - Acres Sec/Twn/Rng 21 / 24 / 18 / 4 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS																			
Legal Description Lat/Long: 36.54376516 -95.38881319					Building Permits														
TR LYING IN S2 NW SE BEG; SW/C OF S2 NW SE; NLY ON & ALG THE W BOUNDRY OF SD S2 NW SE 658.2 TO NW/C OF S2 NW SE; ELY ON & ALG THE N/BNDRY OF S2 NW SE 1320' SLY ON & ALG E BOUNDRY OF S2 NW SE 558.4' TO A PT ON NW ROW OF US HWY 66; SWLY ON & ALG SD ROW 311.84' TO PT ON S BOUND OF S2 NW SE; SLY ON & ALG SD BOUND					<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> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
Exemptions					Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax										
Remove Cap	0	Land Value	1,177	1,177	11%	129	Assessed	2,290	189.50										
Year Frozen	0	Improvements	39,927	19,644		2,161	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00										
TIF Project ID	0	Total Value	41,104	20,821		2,290	Total Taxable	2,290	189.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660018995	THEALL, ROBERT R &			14	38,034	0	2,223	184.00										
2024	2024-660018995	THEALL, ROBERT R &			14	40,245	0	2,158	182.00										
2023	2023-660018995	THEALL, ROBERT R &			14	21,602	0	2,096	179.00										
2022	2022-660018995	THEALL, ROBERT R &			14	19,474	0	2,035	172.00										
2021	2021-660018995	THEALL, ROBERT R &			14	17,963	0	1,975	167.00										
2020	2020-660018995	THEALL, ROBERT R &			14	18,515	0	2,017	171.00										
2019	2019-660018995	THEALL, ROBERT R &			14	17,809	0	1,959	168.00										
2018	2018-660018995	THEALL, ROBERT R &			14	19,817	0	2,179	186.00										
2017	2017-660018995	THEALL, ROBERT R &			14	19,570	0	2,152	185.00										
2016	2016-660018995	THEALL, ROBERT R &			14	19,093	0	2,100	183.00										
2015	2015-660018995	THEALL, ROBERT R &			14	18,738	0	2,061	178.00										
2014	2014-660018995	THEALL, ROBERT R &			14	19,737	0	2,171	193.00										
2013	2013-660018995	THEALL, ROBERT R &			14	19,924	0	2,191	194.00										



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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	



660018995_002.JPG

4/1/2024

Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	1.5 - Low
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,464 / 1,464
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	1,464
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1965 / 61

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	79.42	Total Misc Impr	+ 4,306
Roofing Adj	+ 3.69	Garage Cost	+
Subfloor Adj	+ 0.00	Total RCN	= 135,846
Heat/Cool Adj	+ 0.72	Depreciation (74%)	- 100,526
Plumbing Adj	+ 6.02	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 35,320
Adj Base Cost	= 89.85	Lot Value	+
Total Area	x 1,464	Indicated Value	= 35,320
Adjusted Cost	= 131,540	Value Per SqFt	24.13

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	35,320
Lot Value	
Indicated Value	35,320 24.13 Per SqFt
Agland Value	1,177
Site Improvements	4,607
Total Value	41,104 28.08 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	4,306.17		4,306



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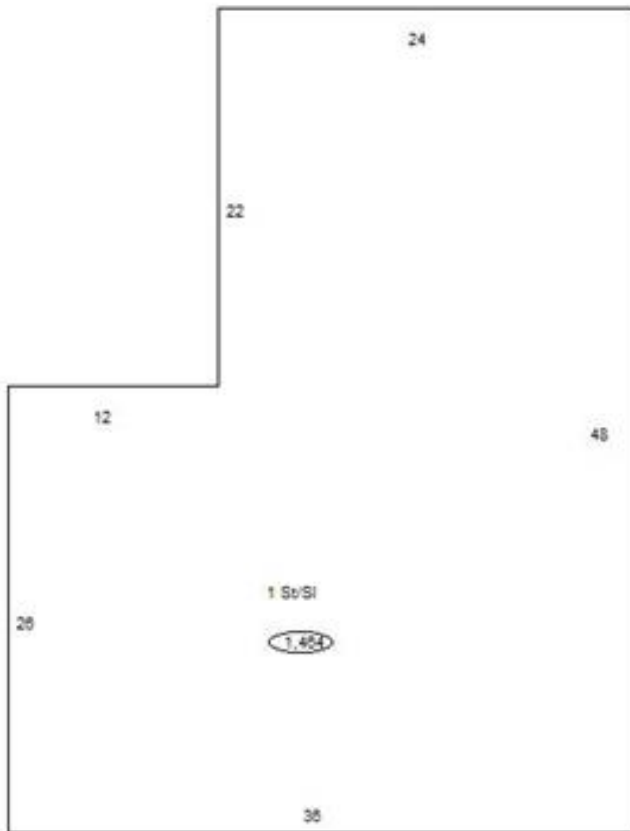
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,464	1.000	1,464
Total Building Area						1,464		1,464



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	BARN	BARN	0x0x0			528	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (60% Phys/ % Func)	RCNLD
Base Cost (10.48 x 528)		5,533			5,533	3,320	2,213
	BARN	BARN	0x0x0			2,784	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total		RCN	Depr (90% Phys/ % Func)	RCNLD
Base Cost (8.60 x 2,784)		23,942			23,942	21,548	2,394



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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
HLC	HECTOR-LINKER FINE SANDY	TMBR	35		0	14.610	63	63	920	920
LKB	LINKER FINE SANDY LOAM 1-	TMBR	63		0	1.000	113	113	113	113
TMBR Totals						19.610			1,177	1,177
Total Agland						19.610			1,177	1,177