



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 23:40:56
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Assessment Data				Primary Image																																																																																																																					
Account 660021477 Parcel ID 000000-00-0-30010-073-0002 Cadastral ID 25-24-17-01200 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 29 - CHELSEA OT Name ID 1974 TERRY, WILFORD R C/O MARK TERRY 805 HICKORY ST CHELSEA OK 74016-0000 Parcel Location Situs 01005 PINE ST Subdivision CHELSEA O T Lot/Block 0002 / 0073 Parcel Size 1 - Lots Sec/Twn/Rng 25 / 24 / 17 / 5 Neighborhood 1195 - R-V02-NE CHELSEA School District S003 - CHELSEA SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.53159639 -95.43630448																																																																																																																									
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Lot Data		Square-Foot - NBHD 1195 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.2589							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0						
		0						
Method	Square-Foot							
Base Lot Value	11,277.00 x 1.10 = 12,405							
Factor Value								
Adjustments	1.0000							
Lot Value	12,405							
Residential Data				<p>\\tsclient\VRANDY\RANDY VISUAL INSPECTION\2020-06-23\IMC 7/28/2020</p>				
Type	1 Single Family Residence							
Condition	3.5 - Average							
Quality	2.5 - Fair							
Architecture	TRAD TRADITIONAL							
Style	100% One Story							
Exterior Wall	90% Frame, Siding, Vinyl 10% Frame, Siding, Woc							
Base/Total Area	1,488 / 1,488							
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	476 Attached Garage - Unfinished							
Remodel	RMA -							
Year/Eff Age	1940 / 59							
Cost Approach		Manual : 01/2025						
Base Cost	95.23	Total Misc Impr	+	4,722				
Roofing Adj	+ 4.42	Garage Cost	+	13,204				
Subfloor Adj	+ 1.16	Total RCN	=	190,594				
Heat/Cool Adj	+ 11.47	Depreciation (64%)	-	121,980				
Plumbing Adj	+ 3.76	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=	68,614				
Adj Base Cost	= 116.04	Lot Value	+	12,405				
Total Area	x 1,488	Indicated Value	=	81,019				
Adjusted Cost	= 172,668	Value Per SqFt		54.45				
		GRM Approach						
		GRM Code						
		Gross Rent 0.00						
		Indicated Value						
		Multiple Regression						
		MRA Code 1 Test						
		Adusted R 0.8445						
		Indicated Value 142,638 95.86 Per SqFt						
		Direct Comparables						
		Selection Model A Adam Test						
		Adjustment Model 1 2022 Residential						
		Comparables 5						
		Indicated Value 90,670 Per SqFt						
		Value Reconciliation						
		Selected Approach Cost Approach						
		Improvements 68,614						
		Lot Value 12,405						
		Indicated Value 81,019 54.45 Per SqFt						
		Agland Value						
		Site Improvements 14,170						
		Total Value 95,189 63.97 Total Value Per SqFt						
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	52090	25x6		150	23.76		3,564
PRCH	SLAB PORCH - COVERED	52091	8x6		48	24.12		1,158



Rogers

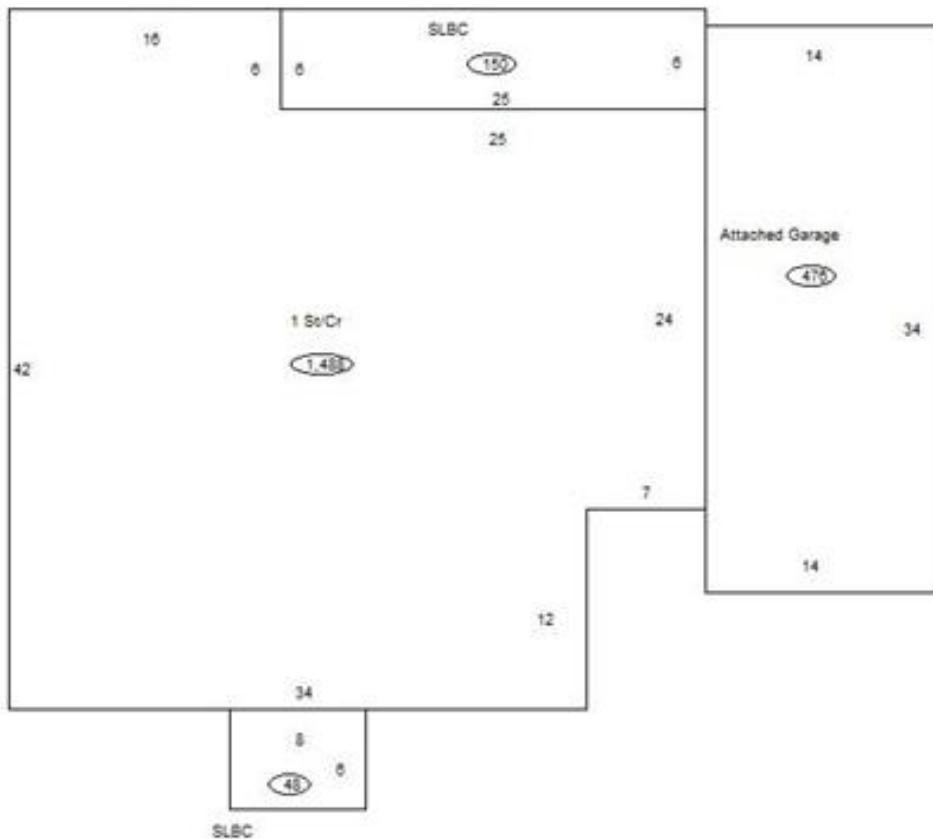
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Sketch Image

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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	1,488	1.000	1,488
2	G	1		10	Attached Garage	476	1.000	476
3	M	PRCH		10	SLBC	150	1.000	150
4	M	PRCH		10	SLBC	48	1.000	48
Total Building Area						1,488		1,488



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	36x28x8	Concrete	Formed Metal	1,008
	Qual 2	Cond 3	Year 1990	Eff Age 27		
Valuation Summary		Modifier Total	RCN	Depr (55% Phys/ % Func)		RCNLD
Base Cost (30.55 x 1,008)		30,794		30,794	16,937	13,857
	CPDT	Carport - Detached	18x10x8	Concrete	Formed Metal	180
	Qual 3	Cond 3	Year 1990	Eff Age 27		
Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)		RCNLD
Base Cost (8.70 x 180)		1,566		1,566	1,253	313