



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 660024438 Parcel ID 24N17E-28-3-00000-000-0000 Cadastral ID 28-24-17-00400 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 14 - CHELSEA RURAL Name ID 313577 KILGORE, JACK & STEVEN TODD KILGORE 2042 3/4 N VERMONT AVE LOS ANGELES CA 90027-0000 Parcel Location Situs 18402 E 335 RD Subdivision Lot/Block / Parcel Size 80 - Acres Sec/Twn/Rng 28 / 24 / 17 / 3 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\2020-07\IMG_0049.Jf 7/30/2020</p>																																																	
Legal Description Lat/Long: 36.52843436 -95.50067110																																																						
SE SW & NE SW					Building Permits <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																																								
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Exemptions					Sale History																																																	
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code																																													
H	Homestead	No	1,000		2433/304 815/140	KILGORE, JACK	10/21/2014	0	4																																													
								100,000	No																																													
Parcel Valuation					<table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>82.750</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 8,381</td> <td>8,381</td> <td>11%</td> <td>922</td> <td>Assessed</td> <td>5,027</td> <td>415.98</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 56,269</td> <td>37,320</td> <td> </td> <td>4,105</td> <td>Penalty</td> <td>0</td> <td> </td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td> </td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 64,650</td> <td>45,701</td> <td> </td> <td>5,027</td> <td>Total Taxable</td> <td>5,027</td> <td>416.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax	Remove Cap	0	Land Value 8,381	8,381	11%	922	Assessed	5,027	415.98	Year Frozen	0	Improvements 56,269	37,320		4,105	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 64,650	45,701		5,027	Total Taxable	5,027	416.00
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Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																															
2025	2025-660024438	KILGORE, JACK &	14	75,247	0	4,881	404.00																																															
2024	2024-660024438	KILGORE, JACK &	14	59,945	0	4,739	400.00																																															
2023	2023-660024438	KILGORE, JACK &	14	42,268	0	4,601	392.00																																															
2022	2022-660024438	KILGORE, JACK &	14	45,307	0	4,467	378.00																																															
2021	2021-660024438	KILGORE, JACK &	14	39,424	0	4,337	368.00																																															
2020	2020-660024438	KILGORE, JACK &	14	39,869	0	4,385	372.00																																															
2019	2019-660024438	KILGORE, JACK &	14	38,706	1000	3,258	280.00																																															
2018	2018-660024438	KILGORE, JACK &	14	44,938	1000	3,943	337.00																																															
2017	2017-660024438	KILGORE, JACK &	14	44,556	1000	3,901	335.00																																															
2016	2016-660024438	KILGORE, JACK &	14	43,461	1000	3,781	330.00																																															
2015	2015-660024438	KILGORE, JACK &	14	42,580	1000	3,684	317.00																																															
2014	2014-660024438	KILGORE, JACK	14	44,725	1000	3,920	349.00																																															
2013	2013-660024438	KILGORE, JACK	14	44,415	1000	3,886	345.00																																															



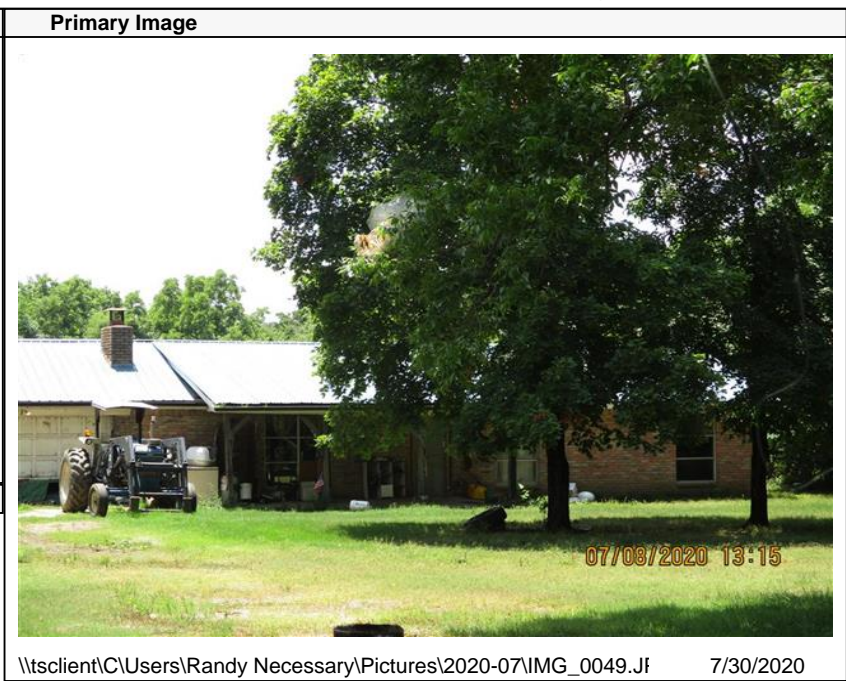
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Lot Data	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



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Residential Data	
Type	1 Single Family Residence
Condition	1 - Low
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,300 / 1,300
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,300
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	520 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1976 / 70

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	100.98	Total Misc Impr	+ 20,749
Roofing Adj	+ 5.04	Garage Cost	+ 13,877
Subfloor Adj	+ -1.13	Total RCN	= 191,055
Heat/Cool Adj	+ 11.24	Depreciation (73%)	- 139,470
Plumbing Adj	+ 4.20	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 51,585
Adj Base Cost	= 120.33	Lot Value	+ 51,585
Total Area	x 1,300	Indicated Value	= 51,585
Adjusted Cost	= 156,429	Value Per SqFt	39.68

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	51,585		
Lot Value			
Indicated Value	51,585	39.68	Per SqFt
Agland Value	8,381		
Site Improvements	4,684		
Total Value	64,650	49.73	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	4,994.06		4,994
PRCH	SLAB PORCH - COVERED	59745	22x8		176	23.19		4,081
EPSW	ENCLOSED PORCH - SOLID WALL	59746	16x12		192	60.80		11,674



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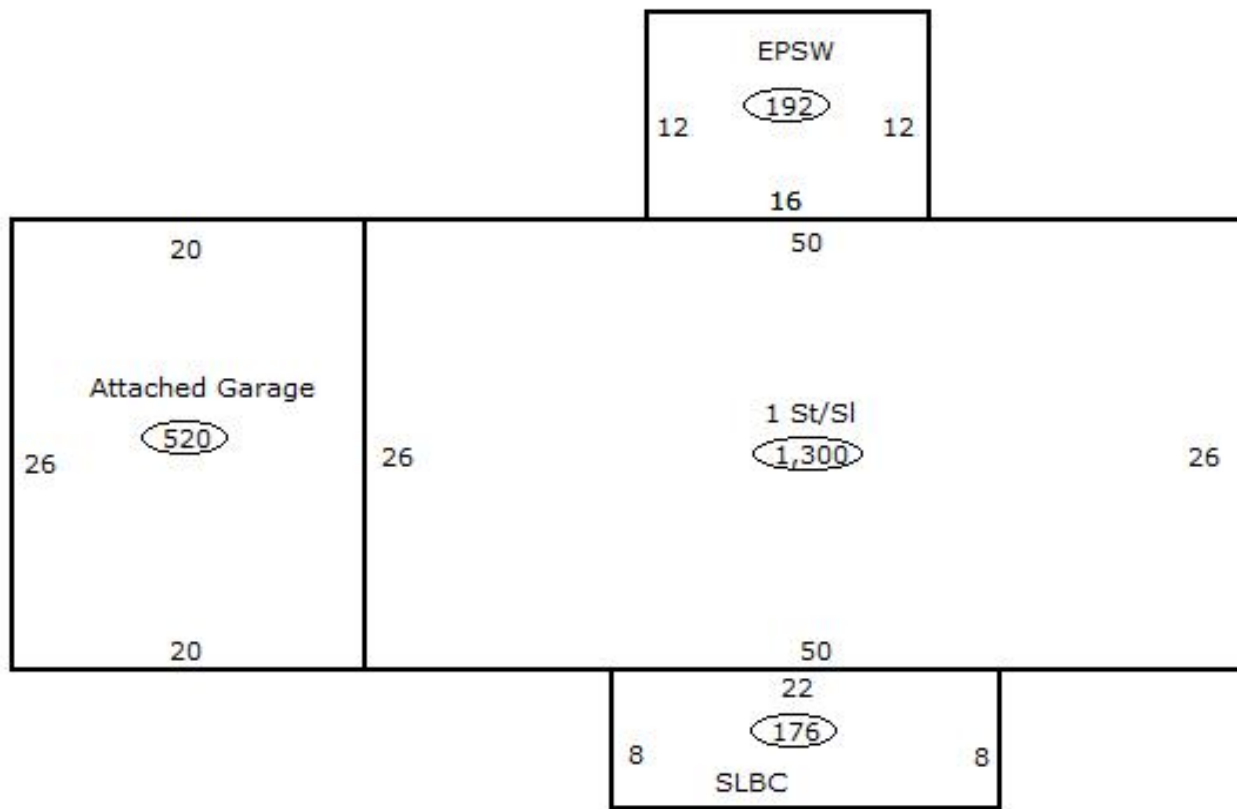
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,300	1.000	1,300
2	G	1		13	Attached Garage	520	1.000	520
3	M	PRCH		13	SLBC	176	1.000	176
4	M	EPSW		13	EPSW	192	1.000	192
Total Building Area						1,300		1,300



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BNGP	Barn - General Purpose	0x0x0	Base		1,500
	Qual	3	Cond 3	Year	Eff Age	
		Valuation Summary	Modifier Total	RCN	Depr (85% Phys/ % Func)	RCNLD
		Base Cost (20.82 x 1,500)	31,230	31,230	26,546	4,684



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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%	NTV PST	60			3.204	144	144	461	461
HC	HECTOR STONY SANDY LOAM	NTV PST	20			36.443	48	48	1,749	1,749
SUC	SUMMIT SILTY CLAY LOAM 3-	NTV PST	67			10.555	161	161	1,697	1,697
TAA	TALOKA SILT LOAM 0-1% SLO	NTV PST	84			.010	202	202	2	2
VE	VERDIGRIS CLAY LOAM	NTV PST	90			10.773	216	216	2,327	2,327
VF	VERDIGRIS SOILS FREQUENTL	NTV PST	47			19.015	113	113	2,145	2,145
NTV PST Totals						80.000			8,381	8,381
Total Agland						80.000			8,381	8,381