



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:39:33
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660026303 Parcel ID 000000-00-0-30010-017-0001 Cadastral ID 30-24-18-01365 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 29 - CHELSEA OT Name ID 338852 WETHEY, KEVIN ALLEN & NASHA NICOLE 408 BEECH ST CHELSEA OK 74016-0000 Parcel Location Situs 00408 BEECH ST Subdivision CHELSEA O T Lot/Block 0001 / 0017 Parcel Size .33 - Lots Sec/Twn/Rng 30 / 24 / 18 / 5 Neighborhood 1195 - R-V02-NE CHELSEA School District S003 - CHELSEA SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.53871196 -95.43389643 S2 OF LOT 1 LESS N 26' THEREOF BLOCK 17 CHELSEA O T																																																																																																																									
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Lot Data	Square-Foot - NBHD 1195 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 0.1373 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 5,983.00 x 1.10 = 6,581 Factor Value Adjustments 4.1690 Lot Value 27,436		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	840 / 840
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	4 Metal, Preformed
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	UPDATE -
Year/Eff Age	1940 / 23

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 35,870 42.70 Per SqFt

Direct Comparables
Selection Model A Adam Test Adjustment Model 1 2022 Residential Comparables 2 Indicated Value 97,500 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	99.58	Total Misc Impr	+ 891	Roofing Adj	+ 5.24	Garage Cost	+ 891
Subfloor Adj	+ 2.56	Total RCN	= 96,743	Heat/Cool Adj	+ 0.76	Depreciation (33%)	- 31,925
Plumbing Adj	+ 5.97	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 64,818
Adj Base Cost	= 114.11	Lot Value	+ 27,436	Total Area	x 840	Indicated Value	= 92,254
		Value Per SqFt	109.83	Adjusted Cost	= 95,852		

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	64,818		
Lot Value	27,436		
Indicated Value	92,254	109.83	Per SqFt
Agland Value			
Site Improvements			
Total Value	92,254	109.83	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	64070	6x3		18	21.23		382
PRCH	SLAB PORCH - COVERED	146237	6x4		24	21.22		509



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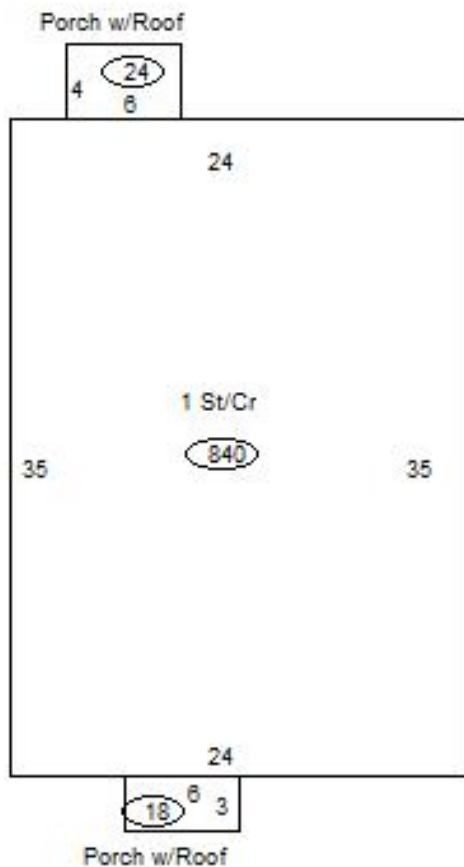
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Sketch Image

660026303



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	840	1.000	840
2	M	PRCH		13	SLBC	18	1.000	18
3	M	PRCH		13	SLBC	24	1.000	24
Total Building Area						840		840