



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:24:18
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Assessment Data					Primary Image									
Account	660026334				No Image On File									
Parcel ID	000000-00-0-30010-020-0004													
Cadastral ID	30-24-18-01660													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	2											
Tax Area	29 - CHELSEA OT													
Name ID	288017													
KOPPENHAVER, RANDY &														
CARLA														
129 SE 608 LANE														
LOCUST GROVE OK 74352-0000														
Parcel Location														
Situs	00413 MAPLE ST													
Subdivision	CHELSEA O T													
Lot/Block	0004 / 0020	Parcel Size	1 - Lots											
Sec/Twn/Rng	30 / 24 / 18 / 5													
Neighborhood	1195 - R-V02-NE CHELSEA													
School District	S003 - CHELSEA SCHOOLS													
Legal Description Lat/Long: 36.53491460 -95.42783253														
Building Permits														
LOT 4 BLOCK 20 CHELSEA O T														
<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					
					/	TIDWELL, LOUISE TRUST	04/24/2019	9,000	YES					
					1434/281	HARDAGE, FRED REX &	12/20/2002	8,000	YES					
					947/461	VICTORY, CLAUDE EST	02/17/1994	16,000	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax						
Remove Cap	2020	Land Value	13,050	10,418	11%	1,146	Assessed	1,146	94.83					
Year Frozen	0	Improvements	0	0	0	Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00						
TIF Project ID	0	Total Value	13,050	10,418	1,146	Total Taxable	1,146	95.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660026334	KOPPENHAVER, RANDY &	29	13,050	0	1,091	90.00							
2024	2024-660026334	KOPPENHAVER, RANDY &	29	13,050	0	1,040	88.00							
2023	2023-660026334	KOPPENHAVER, RANDY &	29	9,000	0	990	84.00							
2022	2022-660026334	KOPPENHAVER, RANDY &	29	9,000	0	990	84.00							
2021	2021-660026334	KOPPENHAVER, RANDY &	29	9,000	0	990	84.00							
2020	2020-660026334	KOPPENHAVER, RANDY &	29	9,000	0	990	84.00							
2019	2019-660026334	KOPPENHAVER, RANDY &	29	6,690	0	736	63.00							
2018	2018-660026334	TIDWELL, LOUISE TRUST	29	6,690	0	736	63.00							
2017	2017-660026334	TIDWELL, LOUISE TRUST	29	6,690	0	736	63.00							
2016	2016-660026334	TIDWELL, LOUISE TRUST	29	6,690	0	736	64.00							
2015	2015-660026334	TIDWELL, LOUISE TRUST	29	6,690	0	736	63.00							
2014	2014-660026334	TIDWELL, LOUISE TRUST	29	6,690	0	736	66.00							
2013	2013-660026334	TIDWELL, LOUISE TRUST	29	6,690	0	736	65.00							



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Lot Data		Square-Foot - NBHD 1195 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.2724							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	11,864.00 x 1.10 = 13,050							
Factor Value								
Adjustments	1.0000							
Lot Value	13,050							
Residential Data								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			GRM Approach				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				Multiple Regression				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				Direct Comparables				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
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	+ 13,050					
Total Area	x	Indicated Value	= 13,050					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				Value Reconciliation				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 13,050				
				Indicated Value 13,050 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 13,050 0.00 Total Value Per SqFt				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value