



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 07:36:54
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Assessment Data					Primary Image																																																																																																																				
Account 660026481 Parcel ID 000000-00-0-30010-039-0011 Cadastral ID 30-24-18-03210 Property Type REAL - Real Property Property Class UCP VI Area 2 Tax Area 29 - CHELSEA OT Name ID 3604 FRALEY, GEORGE E PO BOX 107 CHELSEA OK 74016-0000 Parcel Location Situs 00617 PINE ST Subdivision CHELSEA O T Lot/Block 0011 / 0039 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 24 / 18 / 5 Neighborhood 5001 - TASC 2016 School District S003 - CHELSEA SCHOOLS					<p style="text-align: right;">2/3/2016</p>																																																																																																																				
Legal Description Lat/Long: 36.53541276 -95.43295274 S 71.2' OF LOT 11 & S 71.2' OF LOT 12 BLOCK 39 CHELSEA O T																																																																																																																									
Exemptions					Building Permits																																																																																																																				
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Lot Data		Primary Image	
Lot Size	0 x 0		
Lot Count	0		
Units Buildable	3168		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	0		
	0		
Value Model	1835 COMM		
Value Method	Square-Foot		
Base Lot Value	3,168.00 x 1.25 = 3,960		
Factor Value	0		
Adjustments	100%		
Lot Value	3,960		
Cost Approach		Image Information	
Manual Date	01/2025	Image ID	807762
Total Building Area	2,050	Image Date	2/3/2016
Total Base Value	521,381	Name	660026481.JPG
Modifier Value		Description	
Misc Improvements			
Replacement Cost New	521,381		
Phys/Func Depreciation Loss	()		
RCN Less Phys/Func	107,798		
Economic Depreciation			
RCNLD (All Sources)	107,798		
Depreciated Improvements			
Outbuilding Value	478		
Total Improvement Value	108,276		
Land Value	3,960		
Cost Approach Value	112,236 54.75/SqFt		
Income Approach		Value Reconciliation	
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach
Vacancy & Collection Loss		Total Improvement Value	478
Miscellaneous Income		Land Value	3,960
Effective Gross Income (EGI)		Total Appraised Value	112,236 54.75/SqFt
Total Expenses			
Net Operating Income (NOI)			
Income Capitalization Rate			
Indicated Value	0.00		



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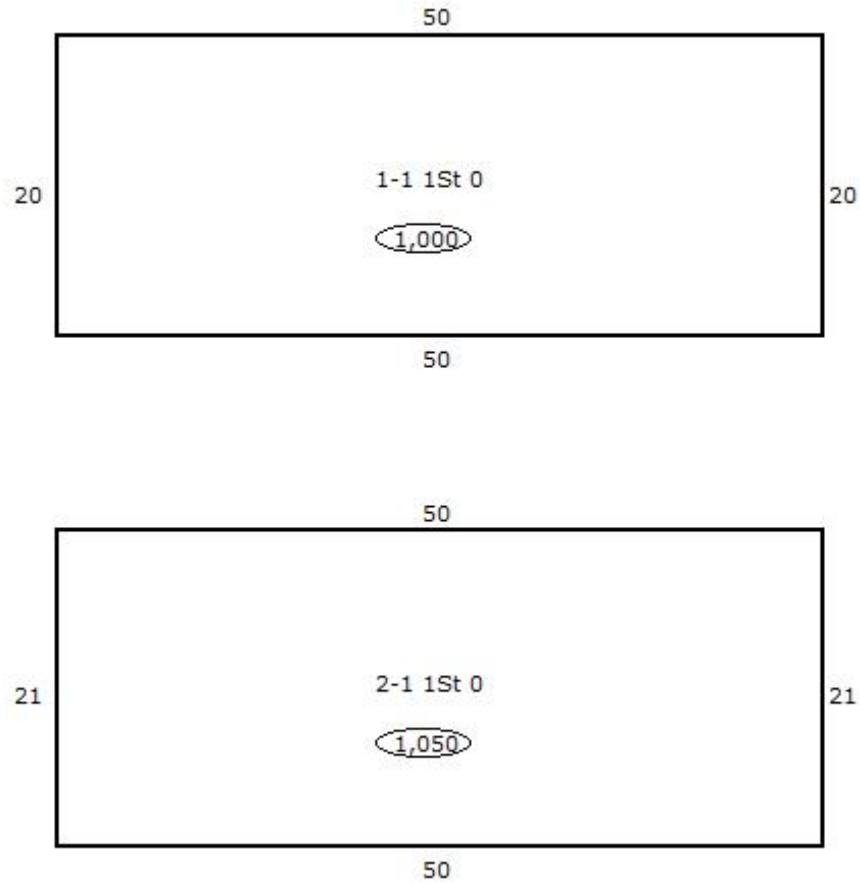
Date 04/18/2026

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Sketch Image

660026481



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	344		13	1-1 1St 0	1,000	1.000	1,000
2	C	344		13	2-1 1St 0	1,050	1.000	1,050
Total Building Area						2,050		2,050



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Account 660026481
Parcel ID 000000-00-0-30010-039-0011
Cadastral ID 30-24-18-03210

Tax Area Code 29
Property Class UCP
Owners Name FRALEY, GEORGE E

Building Data

Building ID 893
Building Sequence 1
Occupancy 1 344 Office Building 100%
Occupancy 2
Occupancy 3
Total Floor Area 1,000
Average Perimeter 140
Number Of Storys 1.00
Average Wall Ht 12.00
Year Built 1941
Effective Age 55
Construction Class 3 - Unreinforced Masonry Walls, Wood Joists
Quality 2 - Fair
Condition 2 - Fair
Exterior Wall 12 - Concrete Block
Heating/Cooling 8 - Warmed and Cooled Air
Roof Type
Roof Cover
Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image

Image Information

Image Name
Image Date
Image Name
Description

Cost Calculations

Appraisal Zone 2
Zone Description
Base Cost 91.60
Wall Cost 63.05
HVAC Cost 14.54
Basement Cost 0.00
Total Base Cost 169.19
Total Area 1,000
Base RCN 169,190
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 169,190
Physical Depreciation 80%
Functional Depreciation
Total Depreciation 80% (135,352)
Total RCNLD 33,838
Lump Sums
Total Building Value 33,838 \$ 33.84 Per SqFt



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Parcel ID 000000-00-0-30010-039-0011
Cadastral ID 30-24-18-03210

Tax Area Code 29
Property Class UCP
Owners Name FRALEY, GEORGE E

Building Data

Building ID 894
Building Sequence 2
Occupancy 1 344 Office Building 100%
Occupancy 2
Occupancy 3
Total Floor Area 1,050
Average Perimeter 142
Number Of Storys 1.00
Average Wall Ht 16.00
Year Built 1975
Effective Age 33
Construction Class 3 - Unreinforced Masonry Walls, Wood Joists
Quality 2 - Fair
Condition 2 - Fair
Exterior Wall 10 - Cavity Brick
Heating/Cooling 8 - Warmed and Cooled Air
Roof Type
Roof Cover
Basement Area
Basement Levels
Basement Finish
Finish Code - 1
Finish Area - 1
Finish Code - 2
Finish Area - 2

Building Image

Image Information

Image Name
Image Date
Image Name
Description

Cost Calculations

Appraisal Zone 2
Zone Description
Base Cost 90.94
Wall Cost 229.94
HVAC Cost 14.54
Basement Cost 0.00
Total Base Cost 335.42
Total Area 1,050
Base RCN 352,191
Misc Impr Value

Manual Date 01/2025
Base Year 2026
Modifier Value
Total Replacement Cost 352,191
Physical Depreciation 65%
Functional Depreciation 40%
Total Depreciation 79% (278,231)
Total RCNLD 73,960
Lump Sums
Total Building Value 73,960 \$ 70.44 Per SqFt



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	FLV	SPF PAINTED MTL SIGN 3*6	0x0x0			1,062
	Qual	Cond	Year	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (% Phys/ % Func)	RCNLD
Base Cost (1.00 x 1,062)		1,062	584	478
Total Site Improvement Value				478