



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 660026570 Parcel ID 000000-00-0-30010-050-0006 Cadastral ID 30-24-18-04090 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 29 - CHELSEA OT Name ID 339298 CARTER, KATRINA & PATRICK & LYNN A BARTLETT 720 E PINE CHELSEA OK 74016-0000 Parcel Location Situs 00720 PINE ST Subdivision CHELSEA O T Lot/Block 0006 / 0050 Parcel Size 1 - Lots Sec/Twn/Rng 30 / 24 / 18 / 5 Neighborhood 1195 - R-V02-NE CHELSEA School District S003 - CHELSEA SCHOOLS					 <p>660026570 05/10/241</p> <p style="text-align: right;">5/10/2024</p>														
Legal Description Lot/Long: 36.53371574 -95.43333305																			
LOT 6 BLOCK 50 CHELSEA O T					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 colspan="5"> </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										
					/	MERRITT, ROWDY KIMPTON &	08/12/2022	20,000	YES										
					/	ROACH, DAVID ALLEN & JAMI~JANNE	07/02/2020	9,500	YES										
					2284/767	WARFORD, RUTH ELANE	11/09/2012	29,000	YES										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax										
Remove Cap	2023		Land Value	15,512	8,630	11%	949	Assessed	2,546	210.68									
Year Frozen	0		Improvements	28,458	14,520		1,597	Penalty	0										
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0	0.00									
TIF Project ID	0		Total Value	43,970	23,150		2,546	Total Taxable	2,546	211.00									
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660026570	CARTER, KATRINA & PATRICK &			29	42,508	0	2,425	201.00										
2024	2024-660026570	CARTER, KATRINA & PATRICK &			29	44,414	0	2,310	195.00										
2023	2023-660026570	CARTER, KATRINA & PATRICK &			29	20,000	0	2,200	188.00										
2022	2022-660026570	CARTER, KATRINA & PATRICK &			29	14,021	0	1,542	130.00										
2021	2021-660026570	MERRITT, ROWDY KIMPTON &			29	17,605	0	1,937	164.00										
2020	2020-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	26,365	1000	1,864	158.00										
2019	2019-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	25,280	1000	1,781	153.00										
2018	2018-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	27,076	1000	1,978	169.00										
2017	2017-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	26,861	1000	1,955	168.00										
2016	2016-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	26,124	1000	1,874	163.00										
2015	2015-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	28,619	1000	2,148	185.00										
2014	2014-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	29,635	1000	2,260	201.00										
2013	2013-660026570	ROACH, DAVID ALLEN & JAMI JANNETTE			29	29,332	0	3,227	286.00										



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Lot Data		Square-Foot - NBHD 1195 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.3237		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	14,102.00 x 1.10 = 15,512		
Factor Value			
Adjustments	1.0000		
Lot Value	15,512		



Residential Data	
Type	1 Single Family Residence
Condition	1 - Low
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	1,171 / 1,171
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1940 / 120

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	1 Test
Adusted R	0.8445
Indicated Value	52,955 45.22 Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	22,520 Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	96.17	Total Misc Impr	+ 6,094
Roofing Adj	+ 4.30	Garage Cost	+
Subfloor Adj	+ 2.46	Total RCN	= 132,527
Heat/Cool Adj	+ 0.76	Depreciation (80%)	- 106,022
Plumbing Adj	+ 4.28	Lump Sums	+ 1,113
Basement Adj	+ 0.00	RCNLD	= 27,618
Adj Base Cost	= 107.97	Lot Value	+ 15,512
Total Area	x 1,171	Indicated Value	= 43,130
Adjusted Cost	= 126,433	Value Per SqFt	36.83

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	27,618
Lot Value	15,512
Indicated Value	43,130 36.83 Per SqFt
Agland Value	
Site Improvements	840
Total Value	43,970 37.55 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	4,576.55		4,577
PRCH	SLAB PORCH - COVERED	64370	12x6		72	21.07		1,517
WODC	WOOD DECK - COVERED	64371	12x4		48	46.37	50%	1,113



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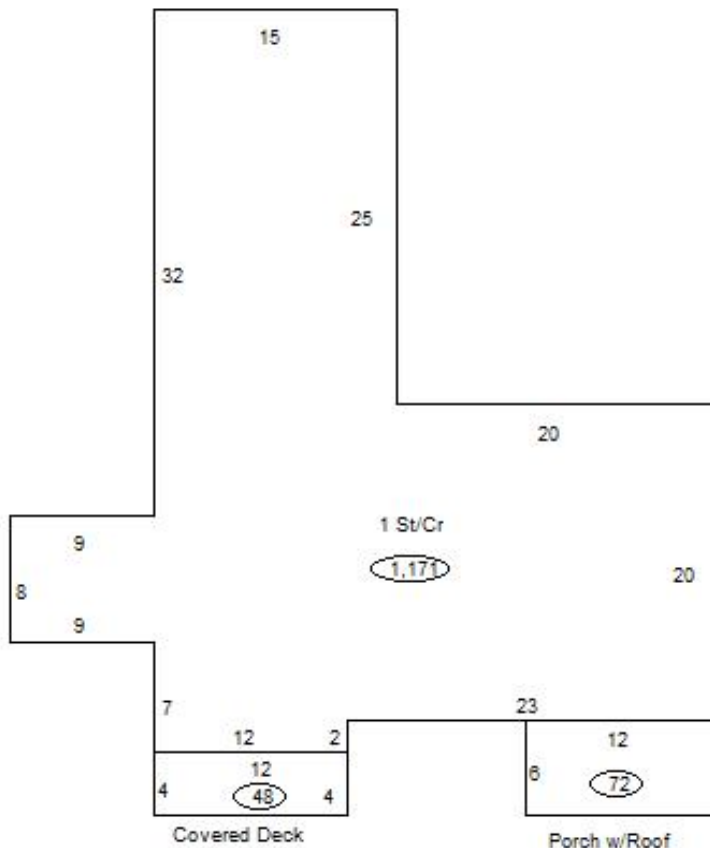
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,171	1.000	1,171
2	M	PRCH		13	SLBC	72	1.000	72
3	M	WODC		13	WODC	48	1.000	48
Total Building Area						1,171		1,171



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	DTGF	DETACHED GARAGE FAIR	0x0x0			525
	Qual 2	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (90% Phys/ % Func)		RCNLD
Base Cost (16.00 x 525)		8,400		8,400	7,560	840