




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 17:56:59  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660026573 <b>Parcel ID</b> 000000-00-0-30010-050-0008 <b>Cadastral ID</b> 30-24-18-04120 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 2 <b>Tax Area</b> 29 - CHELSEA OT <b>Name ID</b> 337711 RAHLF, DONALD J II  708 E PINE ST CHELSEA OK 74016-0000  <b>Parcel Location</b> <b>Situs</b> 00708 PINE ST <b>Subdivision</b> CHELSEA O T <b>Lot/Block</b> 0008 / 0050 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 30 / 24 / 18 / 5 <b>Neighborhood</b> 1195 - R-V02-NE CHELSEA <b>School District</b> S003 - CHELSEA SCHOOLS					 <p>660026573 05/10/24</p>																																																																																																																				
<b>Legal Description</b> Lat/Long: 36.53403314 -95.43298429 SLY 15' OF LOT 9 & ALL LOT 8 BLOCK 50 CHELSEA O T																																																																																																																									
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Lot Data		Square-Foot - NBHD 1195 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.2564		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	11,170.00 x 1.10 = 12,287		
Factor Value			
Adjustments	1.0000		
Lot Value	12,287		



Residential Data	
Type	1 Single Family Residence
Condition	2 - Fair
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,394 / 1,394
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	286 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1965 / 61

5/10/2024

Cost Approach		Manual : 01/2025	
Base Cost	91.88	Total Misc Impr	+ 741
Roofing Adj	+ 4.14	Garage Cost	+ 7,834
Subfloor Adj	+ 2.43	Total RCN	= 169,540
Heat/Cool Adj	+ 10.30	Depreciation ( 68%)	- 115,287
Plumbing Adj	+ 6.72	Lump Sums	+ 2,052
Basement Adj	+ 0.00	RCNLD	= 56,305
Adj Base Cost	= 115.47	Lot Value	+ 12,287
Total Area	x 1,394	Indicated Value	= 68,592
Adjusted Cost	= 160,965	Value Per SqFt	49.21

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	117,640	84.39	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	1
Indicated Value	9,410 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	56,305		
Lot Value	12,287		
Indicated Value	68,592	49.21	Per SqFt
Agland Value			
Site Improvements	10,175		
Total Value	78,767	56.50	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODO	WOOD DECK - OPEN	64374	16x8		128	22.90	30%	2,052
PRCH	SLAB PORCH - COVERED	64375	7x5		35	21.18		741



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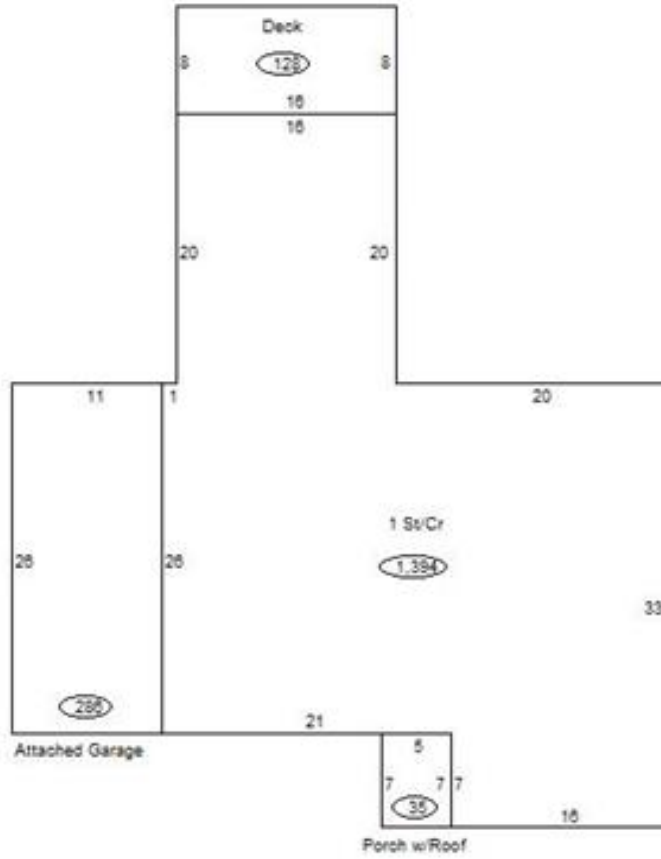
Date 04/17/2026

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### Sketch Image

660026573



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,394	1.000	1,394
2	G	1		13	Attached Garage	286	1.000	286
3	M	WODO		13	WODO	128	1.000	128
4	M	PRCH		13	SLBC	35	1.000	35
<b>Total Building Area</b>						<b>1,394</b>		<b>1,394</b>



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	DTGF	DETACHED GARAGE FAIR	0x0x0			900	
	Qual	2	Cond 3	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (16.00 x 900)		14,400		14,400	7,200	7,200
	CPDT	CARPORT - DETACHED	24x24x0			576	
	Qual	3	Cond 3	Year	Eff Age 1520		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (50% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (10.33 x 576)		5,950		5,950	2,975	2,975
	CP	CARPORT DIRT	0x0x0				
	Qual		Cond	Year	Eff Age		
	<b>Valuation Summary</b>		<b>Modifier Total</b>		<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>
	Base Cost (3.50 x )						