



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:37:45
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Assessment Data					Primary Image																																																																																																																				
Account 660026606 Parcel ID 000000-00-0-30010-060-0011 Cadastral ID 25-24-17-01185 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 29 - CHELSEA OT Name ID 348995 ROE PROPERTY SOLUTION LLC 922 VINE ST CHELSEA OK 74016-0000 Parcel Location Situs 00922 VINE ST Subdivision CHELSEA O T Lot/Block 0011 / 0060 Parcel Size 1 - Lots Sec/Twn/Rng 25 / 24 / 17 / 5 Neighborhood 1195 - R-V02-NE CHELSEA School District S003 - CHELSEA SCHOOLS																																																																																																																									
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Lot Data		Square-Foot - NBHD 1195 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.2693		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	11,731.00 x 1.10 = 12,904		
Factor Value			
Adjustments	1.0000		
Lot Value	12,904		



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Residential Data	
Type	1 Single Family Residence
Condition	2.5 - Fair
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,204 / 1,204
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	299 Carport - Gable Roof
Remodel	STANDARD -
Year/Eff Age	1940 / 59

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	80,455 66.82 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	8
Indicated Value	98,060 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	45,616
Lot Value	12,904
Indicated Value	58,520 48.60 Per SqFt
Agland Value	
Site Improvements	
Total Value	58,520 48.60 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	91.57	Total Misc Impr	+ 3,972
Roofing Adj	+ 4.09	Garage Cost	+ 1,955
Subfloor Adj	+ 2.31	Total RCN	= 134,165
Heat/Cool Adj	+ 0.76	Depreciation (66%)	- 88,549
Plumbing Adj	+ 7.78	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 45,616
Adj Base Cost	= 106.51	Lot Value	+ 12,904
Total Area	x 1,204	Indicated Value	= 58,520
Adjusted Cost	= 128,238	Value Per SqFt	48.60

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	64467	24x8		192	20.69		3,972



Rogers

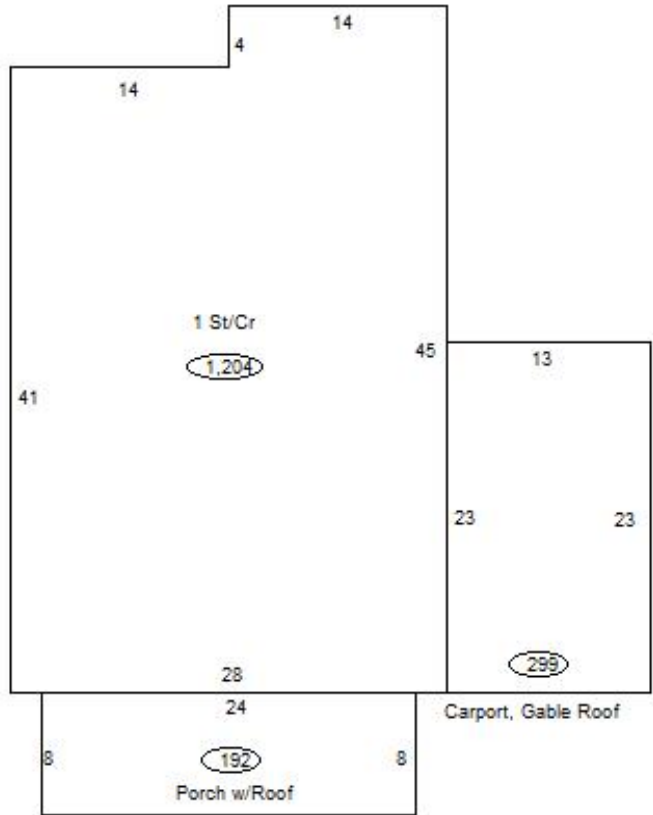
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Sketch Image

660026606



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,204	1.000	1,204
2	M	PRCH		13	SLBC	192	1.000	192
3	G	3		13	Carport, Gable Roof	299	1.000	299
Total Building Area						1,204		1,204