



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 23:40:14
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Assessment Data					Primary Image																																																																																																																				
Account 660026637 Parcel ID 000000-00-0-30010-062-0007 Cadastral ID 30-24-18-04790 Property Type REAL - Real Property Property Class URP VI Area 2 Tax Area 29 - CHELSEA OT Name ID 343355 LAIR, HARLEY HUNTER & VICTORIA 900 OLIVE ST CHELSEA OK 74016-0000 Parcel Location Situs 00900 OLIVE ST Subdivision CHELSEA O T Lot/Block 0007 / 0062 Parcel Size 2 - Lots Sec/Twn/Rng 30 / 24 / 18 / 5 Neighborhood 1195 - R-V02-NE CHELSEA School District S003 - CHELSEA SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.53176940 -95.43327535																																																																																																																									
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Lot Data		Square-Foot - NBHD 1195 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.5343		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	23,274.00 x 1.10 = 25,601		
Factor Value			
Adjustments	2.0289		
Lot Value	51,942		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Frame, Siding, Wood
Base/Total Area	1,906 / 1,906
Style	100% One Story
HVAC	100% Wall Furnace
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	UPDATE -
Year/Eff Age	1940 / 22

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	143,269 75.17 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	7
Indicated Value	92,190 Per SqFt

Value Reconciliation

Selected Approach	Cost Approach
Improvements	160,212
Lot Value	51,942
Indicated Value	212,154 111.31 Per SqFt
Agland Value	
Site Improvements	8,313
Total Value	220,467 115.67 Total Value Per SqFt

Cost Approach Manual : 01/2025

Base Cost	100.29	Total Misc Impr	+	8,368
Roofing Adj	+ 4.75	Garage Cost	+	
Subfloor Adj	+ 0.00	Total RCN	=	216,503
Heat/Cool Adj	+ 0.93	Depreciation (26%)	-	56,291
Plumbing Adj	+ 3.23	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	160,212
Adj Base Cost	= 109.20	Lot Value	+	51,942
Total Area	x 1,906	Indicated Value	=	212,154
Adjusted Cost	= 208,135	Value Per SqFt		111.31

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	64534	33x6		198	26.31		5,209
PRCH	SLAB PORCH - COVERED	64535	17x7		119	26.55		3,159



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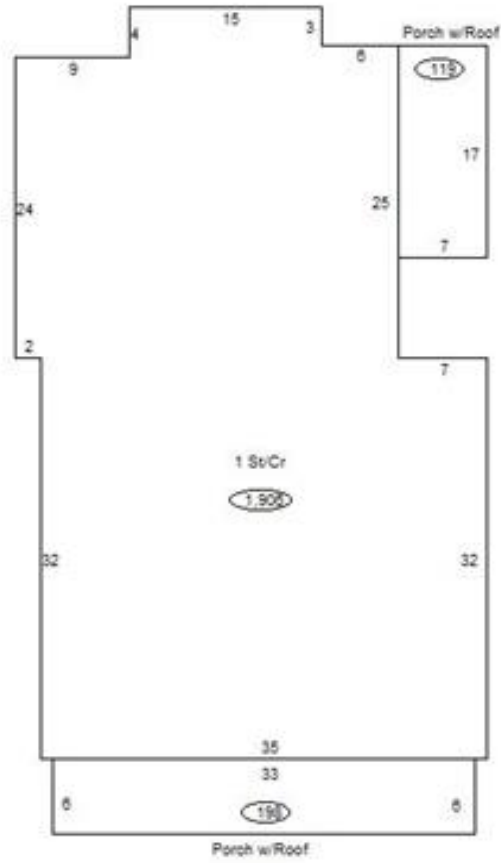
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Sketch Image

660026637



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,906	1.000	1,906
2	M	PRCH		13	SLBC	198	1.000	198
3	M	PRCH		13	SLBC	119	1.000	119
Total Building Area						1,906		1,906



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	GRDT	GARAGE - DETACHED	0x0x0			594
	Qual 3	Cond 3	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD	
Base Cost (27.99 x 594)		16,626	16,626	8,313	8,313	