



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 660028674 Parcel ID 24N18E-33-3-00000-000-0000 Cadastral ID 33-24-18-00200 Property Type REAL - Real Property Property Class RA VI Area 2 Tax Area 14 - CHELSEA RURAL Name ID 287999 BERENDS, NANCY STRAWN & MARTY W 24407 E 350 RD CHELSEA OK 74016-0000 Parcel Location Situs 24407 E 350 RD Subdivision Lot/Block / Parcel Size 20 - Acres Sec/Twn/Rng 33 / 24 / 18 / 3 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS									
Legal Description Lat/Long: 36.51114456 -95.39299934					Building Permits				
S2 SE SW					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
H	Homestead	Yes	1,000	1,000	1658/508	PARADEE, JOHN WILLIAM &	02/24/2005	104,500	YES
					1389/120	BEVAN, WILLIAM H & GAYLON-E	07/01/2002	81,500	YES
					1025/410	STINNETT, JOANN	05/06/1996	0	No
					1021/815	GALE, FLOYD J &	03/19/1996	0	No
					914/722	STINNETT, JOANN	05/06/1993	32,000	No
					916/42	CLEMENTS, SHELDON RAY JR &	03/15/1993	0	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax
Remove Cap	2006	Land Value	4,578	4,578	11%	504	Assessed	5,608	464.06
Year Frozen	0	Improvements	77,093	46,399		5,104	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-83.00
TIF Project ID	0	Total Value	81,671	50,977		5,608	Total Taxable	4,608	381.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660028674	BERENDS, NANCY STRAWN &			14	72,318	1000	4,445	368.00
2024	2024-660028674	BERENDS, NANCY STRAWN &			14	72,671	1000	4,286	362.00
2023	2023-660028674	BERENDS, NANCY STRAWN &			14	64,147	0	5,132	437.00
2022	2022-660028674	BERENDS, NANCY STRAWN &			14	62,103	0	4,983	422.00
2021	2021-660028674	BERENDS, NANCY STRAWN &			14	52,440	0	4,838	410.00
2020	2020-660028674	BERENDS, NANCY STRAWN &			14	43,240	0	4,697	398.00
2019	2019-660028674	BERENDS, NANCY STRAWN &			14	41,453	0	4,560	392.00
2018	2018-660028674	BERENDS, NANCY STRAWN &			14	43,676	0	4,613	394.00
2017	2017-660028674	BERENDS, NANCY STRAWN &			14	42,859	0	4,479	384.00
2016	2016-660028674	BERENDS, NANCY STRAWN &			14	39,526	0	4,348	379.00
2015	2015-660028674	BERENDS, NANCY STRAWN &			14	38,701	0	4,258	367.00
2014	2014-660028674	BERENDS, NANCY STRAWN &			14	38,603	0	4,245	378.00
2013	2013-660028674	BERENDS, NANCY STRAWN &			14	37,461	0	4,121	366.00



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Lot Data	
Units Buildable - CHELSEA FOYIL RURAL (UNITS BUILDABLE)	
Lot Size	
Lot Count	
Units Buildable	
Non-Ag Acres	0
Topography	
Street Access	
Utilities	
Amenities	LAND QUALITY
Method	Units-Buildable
Base Lot Value	
Factor Value	
Adjustments	
Lot Value	



Residential Data	
Type	
Condition	-
Quality	-
Architecture	
Style	
Exterior Wall	
Base/Total Area	/
Style	
HVAC	
Roof Cover	
Area on Slab	
Fixture/RghIn	/
Bed/F/H Bath	//
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	/

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach		Manual : 01/2025	
Base Cost	0.00	Total Misc Impr	+ 0
Roofing Adj	+ 0.00	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 0
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0
Plumbing Adj	+ 0.00	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 0
Adj Base Cost	= 0.00	Lot Value	+ 0
Total Area	x	Indicated Value	= 0
Adjusted Cost	= 0	Value Per SqFt	0.00

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	
Lot Value	
Indicated Value	0.00 Per SqFt
Agland Value	4,578
Site Improvements	33,510
Total Value	38,088 0.00 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	UTIL	SHOP BUILDING	0x0x0			1,200	
	Qual	3	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (20% Phys/ % Func)	RCNLD	
		Base Cost (31.48 x 1,200)	37,776		37,776	7,555	30,221
	STF	STG FAIR	0x0x0			200	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (4.68 x 200)	936		936	749	187
	STF	STG FAIR	0x0x0				
	Qual	2	Cond	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD	
		Base Cost (4.68 x)					
	BARN	BARN	24x26x0			624	
	Qual	2	Cond 3	Year	Eff Age 1520		
	Valuation Summary		Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD	
		Base Cost (10.26 x 624)	6,402		6,402	5,122	1,280
	LT	LEAN-TO	12x26x0			312	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
		Base Cost (2.92 x 312)	911		911		911
	LT	LEAN-TO	12x26x0			312	
	Qual	2	Cond 3	Year	Eff Age		
	Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
		Base Cost (2.92 x 312)	911		911		911



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Lot Data	Primary Image
Lot Size Lot Count Units Buildable Non-Ag Acres Topography Street Access Utilities Amenities LAND QUALITY Method Base Lot Value Factor Value Adjustments Lot Value	

Residential Data	
Type	6 Mobile Home 70 x 16
Condition	4 - Good
Quality	3.9 - Average
Architecture	6 MS ADJ
Style	100% Single Wide
Exterior Wall	100% Aluminum Sheet
Base/Total Area	1,120 / 1,120
Style	100% Single Wide
HVAC	
Roof Cover	14 Metal, Ribbed
Area on Slab	0
Fixture/RghIn	/
Bed/F/H Bath	/ /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1999 / 16

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	41.08	Total Misc Impr	+ 4,245				
Roofing Adj	+ 3.65	Garage Cost	+ 4,245				
Subfloor Adj	+ 0.00	Total RCN	= 72,901				
Heat/Cool Adj	+ 0.00	Depreciation (47%)	- 34,263				
Plumbing Adj	+ 16.57	Lump Sums	+ 4,945				
Basement Adj	+ 0.00	RCNLD	= 43,583				
Adj Base Cost	= 61.30	Lot Value	+ 43,583				
Total Area	x 1,120	Indicated Value	= 43,583				
Adjusted Cost	= 68,656	Value Per SqFt	38.91				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	43,583		
Lot Value			
Indicated Value	43,583	38.91	Per SqFt
Agland Value			
Site Improvements			
Total Value	43,583	38.91	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
LT	LEAN-TO	0	520		520	2.92	40%	911
WODC	WOOD DECK - COVERED	145380	12x10		120	56.03	40%	4,034
PRCH	SLAB PORCH - COVERED	145381	16x14		224	18.95		4,245



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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	13		13	Singlewide	1,120	1.000	1,120
2	M	WODC		13	WODC	120	1.000	120
3	M	PRCH		13	SLBC	224	1.000	224
Total Building Area						1,120		1,120



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DNB	DENNIS SILT LOAM 1-3% SLO	IMP PST	80			12.000	224	224	2,688	2,688
IMP PST Totals						12.000			2,688	2,688
DBC	DENNIS-BATES COMPLEX 2-5%	CLT LND	60			5.000	210	210	1,050	1,050
DNB	DENNIS SILT LOAM 1-3% SLO	CLT LND	80			3.000	280	280	840	840
CLT LND Totals						8.000			1,890	1,890
Total Agland						20.000			4,578	4,578