



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 17:54:06  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660029482 <b>Parcel ID</b> 21N16E-34-4-00000-000-0000 <b>Cadastral ID</b> 34-21-16-01200 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RC VI Area 1 <b>Tax Area</b> 5 - JUSTUS RURAL/NO FIRE <b>Name ID</b> 335406 530 ROAD LLC  ATTN: MIKHAIL DAVIDOV 1501 E 17TH ST LOS ANGELES CA 90021-0000  <b>Parcel Location</b> <b>Situs</b> 13902 E 530 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 25.26 - Acres <b>Sec/Twn/Rng</b> 34 / 21 / 16 / 4 <b>Neighborhood</b> 90000 - COMMERCIAL <b>School District</b> S009 - JUSTUS-TIAWAH SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.25009772 -95.58618129										<b>Building Permits</b> <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>CV21</td> <td>CV23-CONVERTING PART TO OMMA F</td> <td>08/2021</td> <td>09/2023</td> <td></td> </tr> <tr> <td>RCPC-2013-10</td> <td>DOCK ENCLOSURE</td> <td>11/2013</td> <td>01/2019</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	CV21	CV23-CONVERTING PART TO OMMA F	08/2021	09/2023		RCPC-2013-10	DOCK ENCLOSURE	11/2013	01/2019																																																																																													
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Date 04/17/2026  
 Time 17:54:07  
 Page 2

Lot Data	Primary Image																																						
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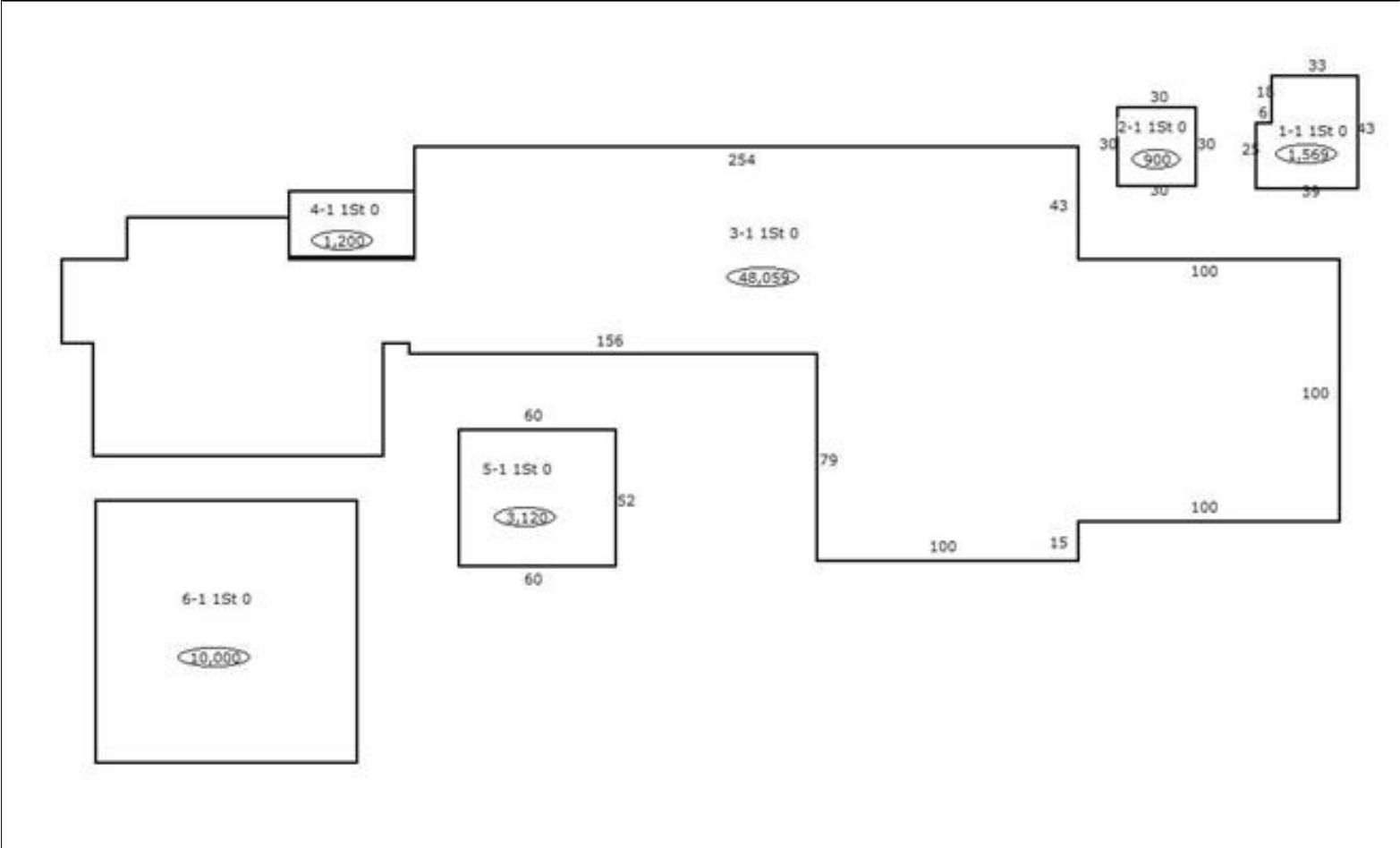
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Date 04/17/2026  
 Time 17:54:07  
 Page 3

Sketch Image

660029482



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	344		50	1-1 1St 0	1,569	1.000	1,569
2	C	406		50	2-1 1St 0	900	1.000	900
3	C	406		50	406	48,059	1.000	48,059
4	C	406		50	4-1 1St 0	1,200	1.000	1,200
5	C	406		50	5-1 1St 0	3,120	1.000	3,120
6	C	406		50	406	10,000	1.000	10,000
<b>Total Building Area</b>						<b>64,848</b>		<b>64,848</b>



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Page 4

Account 660029482  
Parcel ID 21N16E-34-4-00000-000-0000  
Cadastral ID 34-21-16-01200

Tax Area Code 5  
Property Class RC  
Owners Name 530 ROAD LLC

### Building Data

Building ID 1298  
Building Sequence 1  
Occupancy 1 344 Office Building 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 1,569  
Average Perimeter 164  
Number Of Storys 1.00  
Average Wall Ht 10.00  
Year Built 1974  
Effective Age 34  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 2 - Fair  
Condition 2 - Fair  
Exterior Wall 88 - Stud Metal Siding  
Heating/Cooling 7 - Package Unit  
Roof Type Gable  
Roof Cover Metal

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name IMG\_0009.JPG  
Image Date 2/14/2023  
Image Name IMG\_0009.JPG  
Description REVAL 2024

### Cost Calculations

Appraisal Zone 1  
Zone Description  
Base Cost 84.42  
Wall Cost 20.37  
HVAC Cost 17.98  
Basement Cost 0.00  
Total Base Cost 122.77  
Total Area 1,569  
Base RCN 192,626  
Misc Impr Value

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 192,626  
Physical Depreciation 68%  
Functional Depreciation  
Total Depreciation 68% (130,986)  
Total RCNLD 61,640  
Lump Sums  
Total Building Value 61,640 \$ 39.29 Per SqFt



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Tax Area Code 5  
Property Class RC  
Owners Name 530 ROAD LLC

### Building Data

Building ID 1299  
Building Sequence 2  
Occupancy 1 406 Storage Warehouse 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 900  
Average Perimeter 120  
Number Of Storys 1.00  
Average Wall Ht 12.00  
Year Built 1997  
Effective Age 19  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 2 - Fair  
Condition 2 - Fair  
Exterior Wall 88 - Stud Metal Siding  
Heating/Cooling 15 - No HVAC  
Roof Type  
Roof Cover

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name IMG\_0009.JPG  
Image Date 2/14/2023  
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### Cost Calculations

Appraisal Zone 1  
Zone Description  
Base Cost 43.91  
Wall Cost 30.74  
HVAC Cost 0.00  
Basement Cost 0.00  
Total Base Cost 74.65  
Total Area 900  
Base RCN 67,185  
Misc Impr Value

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 67,185  
Physical Depreciation 36%  
Functional Depreciation  
Total Depreciation 36% (24,187)  
Total RCNLD 42,998  
Lump Sums  
Total Building Value 42,998 \$ 47.78 Per SqFt



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Tax Area Code 5  
Property Class RC  
Owners Name 530 ROAD LLC

### Building Data

Building ID 1300  
Building Sequence 3  
Occupancy 1 406 Storage Warehouse 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 48,059  
Average Perimeter 1,412  
Number Of Storys 1.00  
Average Wall Ht 30.00  
Year Built 1972  
Effective Age 35  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 2 - Fair  
Condition 2 - Fair  
Exterior Wall 88 - Stud Metal Siding  
Heating/Cooling 7 - Package Unit  
Roof Type  
Roof Cover

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name IMG\_0009.JPG  
Image Date 2/14/2023  
Image Name IMG\_0009.JPG  
Description REVAL 2024

### Cost Calculations

Appraisal Zone 1  
Zone Description  
Base Cost 42.46  
Wall Cost 16.21  
HVAC Cost 14.73  
Basement Cost 0.00  
Total Base Cost 73.40  
Total Area 48,059  
Base RCN 3,527,531  
Misc Impr Value

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 3,527,531  
Physical Depreciation 78%  
Functional Depreciation  
Total Depreciation 78% (2,751,474)  
Total RCNLD 776,057  
Lump Sums  
Total Building Value 776,057 \$ 16.15 Per SqFt



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 17:54:07  
Page 7

Account 660029482  
Parcel ID 21N16E-34-4-00000-000-0000  
Cadastral ID 34-21-16-01200

Tax Area Code 5  
Property Class RC  
Owners Name 530 ROAD LLC

### Building Data

Building ID 1301  
Building Sequence 4  
Occupancy 1 406 Storage Warehouse 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 1,200  
Average Perimeter 146  
Number Of Storys 1.00  
Average Wall Ht 10.00  
Year Built 1973  
Effective Age 34  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 2 - Fair  
Condition 2 - Fair  
Exterior Wall 88 - Stud Metal Siding  
Heating/Cooling 15 - No HVAC  
Roof Type  
Roof Cover

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



01/10/2023 11:16

### Image Information

Image Name IMG\_0009.JPG  
Image Date 2/14/2023  
Image Name IMG\_0009.JPG  
Description REVAL 2024

### Cost Calculations

Appraisal Zone 1  
Zone Description  
Base Cost 43.37  
Wall Cost 23.71  
HVAC Cost 0.00  
Basement Cost 0.00  
Total Base Cost 67.08  
Total Area 1,200  
Base RCN 80,496  
Misc Impr Value

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 80,496  
Physical Depreciation 77%  
Functional Depreciation  
Total Depreciation 77% (61,982)  
Total RCNLD 18,514  
Lump Sums  
Total Building Value 18,514 \$ 15.43 Per SqFt



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 17:54:07  
Page 8

Account 660029482  
Parcel ID 21N16E-34-4-00000-000-0000  
Cadastral ID 34-21-16-01200

Tax Area Code 5  
Property Class RC  
Owners Name 530 ROAD LLC

### Building Data

Building ID 1302  
Building Sequence 5  
Occupancy 1 406 Storage Warehouse 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 3,120  
Average Perimeter 224  
Number Of Storys 1.00  
Average Wall Ht 10.00  
Year Built 1998  
Effective Age 18  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 2 - Fair  
Condition 2 - Fair  
Exterior Wall 88 - Stud Metal Siding  
Heating/Cooling 15 - No HVAC  
Roof Type  
Roof Cover

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name IMG\_0009.JPG  
Image Date 2/14/2023  
Image Name IMG\_0009.JPG  
Description REVAL 2024

### Cost Calculations

Appraisal Zone 1  
Zone Description  
Base Cost 42.70  
Wall Cost 13.99  
HVAC Cost 0.00  
Basement Cost 0.00  
Total Base Cost 56.69  
Total Area 3,120  
Base RCN 176,873  
Misc Impr Value

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 176,873  
Physical Depreciation 34%  
Functional Depreciation  
Total Depreciation 34% (60,137)  
Total RCNLD 116,736  
Lump Sums  
Total Building Value 116,736 \$ 37.42 Per SqFt



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 17:54:07  
Page 9

Account 660029482  
Parcel ID 21N16E-34-4-00000-000-0000  
Cadastral ID 34-21-16-01200

Tax Area Code 5  
Property Class RC  
Owners Name 530 ROAD LLC

### Building Data

Building ID 1303  
Building Sequence 6  
Occupancy 1 406 Storage Warehouse 100%  
Occupancy 2  
Occupancy 3  
Total Floor Area 10,000  
Average Perimeter 400  
Number Of Storys 1.00  
Average Wall Ht 36.00  
Year Built 1977  
Effective Age 32  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 2 - Fair  
Condition 2 - Fair  
Exterior Wall 88 - Stud Metal Siding  
Heating/Cooling 15 - No HVAC  
Roof Type  
Roof Cover

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name IMG\_0009.JPG  
Image Date 2/14/2023  
Image Name IMG\_0009.JPG  
Description REVAL 2024

### Cost Calculations

Appraisal Zone 1  
Zone Description  
Base Cost 42.54  
Wall Cost 26.36  
HVAC Cost 0.00  
Basement Cost 0.00  
Total Base Cost 68.90  
Total Area 10,000  
Base RCN 689,000  
Misc Impr Value

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 689,000  
Physical Depreciation 75%  
Functional Depreciation  
Total Depreciation 75% (516,750)  
Total RCNLD 172,250  
Lump Sums  
Total Building Value 172,250 \$ 17.23 Per SqFt



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026

Time 17:54:07

Page 10

660029482

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHLT	STORM SHELTER	0x0x0			
	Qual	Cond	2014	Year	2015	Eff Age

Valuation Summary  
Base Cost (0.00 x )

Modifier Total

RCN

Depr (% Phys/ % Func)

RCNLD

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Total Site Improvement Value