



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 17:58:25  
Page 1

Assessment Data					Primary Image																																																																																																											
<b>Account</b> 660032203 <b>Parcel ID</b> 24N18E-36-4-00000-000-0000 <b>Cadastral ID</b> 36-24-18-02000 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 14 - CHELSEA RURAL <b>Name ID</b> 345864 SHORT, JOHN PAUL & DEBBIE RENEE  6898 S 4310 RD BIG CABIN OK 74332-0000  <b>Parcel Location</b> <b>Situs</b> 06898 S 4310 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 6.06 - Acres <b>Sec/Twn/Rng</b> 36 / 24 / 18 / 4 <b>Neighborhood</b> 4050 - CHELSEA FOYIL RURAL <b>School District</b> S003 - CHELSEA SCHOOLS					<p>\\tsclient\T\TOMMY DUNLAP\New folder (493)\IMG_0010.JPG 8/15/2025</p>																																																																																																											
<b>Legal Description</b> Lat/Long: 36.51242471 -95.32945404																																																																																																																
<b>BEG AT PT 622' N OF SE/C; TH W 722'; TH N 365.43'; TH E 722'; TH S TO POB.</b>					<b>Building Permits</b>																																																																																																											
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Date 04/17/2026  
 Time 17:58:26  
 Page 2

Lot Data		Square-Foot - NBHD 4050 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	5.6767							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Square-Foot							
Base Lot Value	247,277.00 x .25 = 62,988							
Factor Value								
Adjustments	0.7245							
Lot Value	45,637							
<b>Residential Data</b>				owner called in with info on structure stated portable but has a 20x; 6/3/2020				
Type				<b>GRM Approach</b>				
Condition	-			GRM Code				
Quality	-			Gross Rent 0.00				
Architecture				Indicated Value				
Style				<b>Multiple Regression</b>				
Exterior Wall				MRA Code				
Base/Total Area /				Adusted R				
Style				Indicated Value				
HVAC				<b>Direct Comparables</b>				
Roof Cover				Selection Model 1 Res				
Area on Slab				Adjustment Model A2 AO Test				
Fixture/RghIn /				Comparables				
Bed/F/H Bath / /				Indicated Value				
Basement Area				<b>Value Reconciliation</b>				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements				
Year/Eff Age /				Lot Value 45,637				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>		Indicated Value 45,637 0.00 Per SqFt				
Base Cost	0.00	Total Misc Impr	+	0	Agland Value			
Roofing Adj	+ 0.00	Garage Cost	+		Site Improvements 2,957			
Subfloor Adj	+ 0.00	Total RCN	=	0	Total Value 48,594 0.00 Total Value Per SqFt			
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	-	0				
Plumbing Adj	+ 0.00	Lump Sums	+	0				
Basement Adj	+ 0.00	RCNLD	=					
Adj Base Cost	= 0.00	Lot Value	+	45,637				
Total Area	x	Indicated Value	=	45,637				
Adjusted Cost	= 0	Value Per SqFt		0.00				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



# Rogers

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Date 04/17/2026  
Time 17:58:26  
Page 3

660032203

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN	BARN	20x24x0			480
	Qual 3	Cond 3	Year	Eff Age	1520	

Valuation Summary		Modifier Total	RCN	Depr (50% Phys/ % Func)	RCNLD
Base Cost (12.32 x 480)	5,914		5,914	2,957	2,957



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 )					



# Rogers

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Date 04/17/2026  
 Time 17:58:26  
 Page 4

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		\\tsclient\T\TOMMY DUNLAP\New folder (493)\IMG_0011.JPG 8/15/2025						
Adjustments		<b>GRM Approach</b>						
Lot Value		GRM Code Gross Rent 0.00 Indicated Value						
<b>Residential Data</b>		<b>Multiple Regression</b>						
Type	6 Mobile Home 60 x 30	MRA Code						
Condition	4 - Good	Adusted R						
Quality	3.7 - Average	Indicated Value						
Architecture		<b>Direct Comparables</b>						
Style	100% Double Wide	Selection Model 1 Res						
Exterior Wall	100% Frame, Plywood or Hardboard	Adjustment Model A2 AO Test						
Base/Total Area	1,800 / 1,800	Comparables						
Style	100% Double Wide	Indicated Value						
HVAC	100% Warmed & Cooled Air	<b>Value Reconciliation</b>						
Roof Cover	1 Composition Shingle	Selected Approach Cost Approach						
Area on Slab	0	Improvements 146,239						
Fixture/RghIn	/	Lot Value						
Bed/F/H Bath	/ /	Indicated Value 146,239 81.24 Per SqFt						
Basement Area		Agland Value						
Garage Type		Site Improvements						
Remodel		Total Value 146,239 81.24 Total Value Per SqFt						
Year/Eff Age	2025 / 1							
<b>Cost Approach</b>								
Manual : 01/2025								
Base Cost	61.46	Total Misc Impr	+ 0					
Roofing Adj	+ 3.19	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 138,348					
Heat/Cool Adj	+ 3.02	Depreciation ( 4%)	- 5,534					
Plumbing Adj	+ 9.19	Lump Sums	+ 13,425					
Basement Adj	+ 0.00	RCNLD	= 146,239					
Adj Base Cost	= 76.86	Lot Value	+ 146,239					
Total Area	x 1,800	Indicated Value	= 146,239					
Adjusted Cost	= 138,348	Value Per SqFt	81.24					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
WODC	Wood Deck - Covered	172886	32x12		384	34.96		13,425



# Rogers

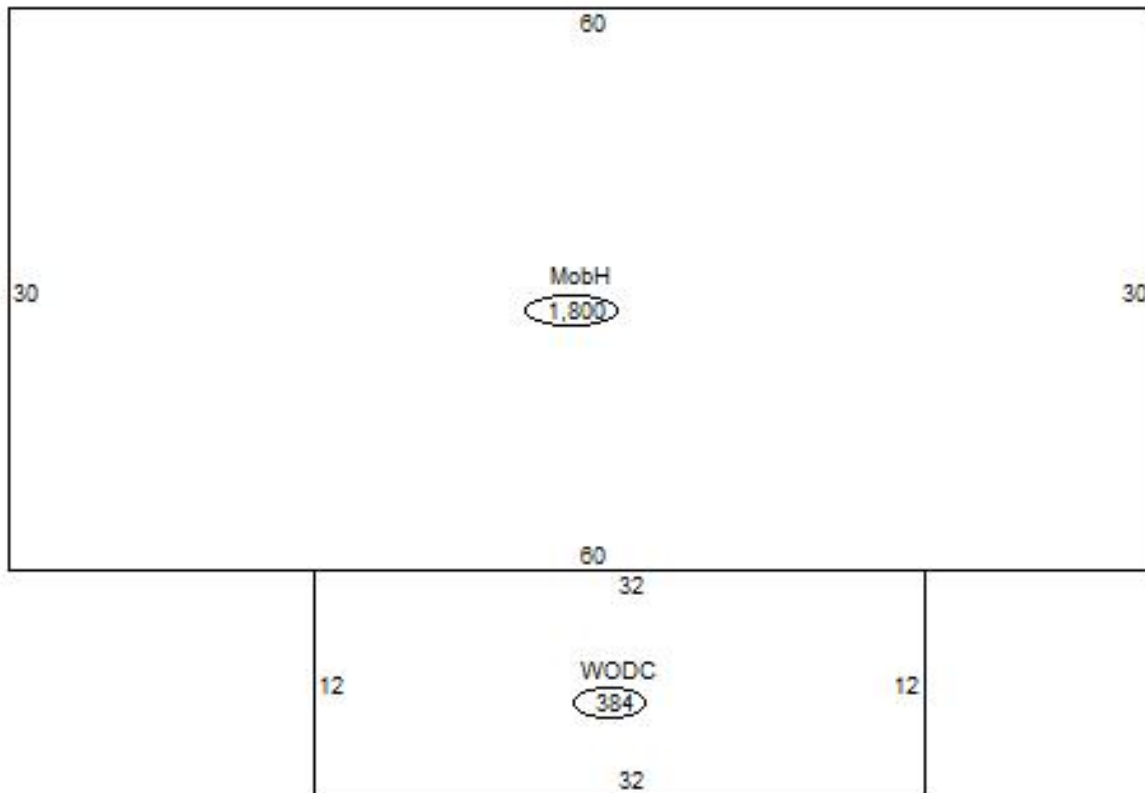
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Date 04/17/2026  
Time 17:58:26  
Page 5

### Sketch Image

660032203



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		13	MobH	1,800	1.000	1,800
2	M	WODC		13	WODC	384	1.000	384
<b>Total Building Area</b>						1,800		1,800