



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 07:55:17
 Page 1

Assessment Data				Primary Image																																																																																																																					
Account 660079704 Parcel ID 000000-00-0-20112-001-0012 Cadastral ID 20-20-15-05720 Property Type REAL - Real Property Property Class URP VI Area 3 Tax Area 1 - CATOOSA OT Name ID 335258 DAVID, MARK & NANCY 42050 VALLEY VISTA DR LANCASTER CA 93536-0000 Parcel Location Situs 00208 BRADFORD ST Subdivision RIDGEWOOD VILLAGE Lot/Block 0012 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 20 / 20 / 15 / 5 Neighborhood 1188 - R-V03-SW CATOOSA School District S002 - CATOOSA SCHOOLS				<p>660079704_001.JPG 11/3/2025</p>																																																																																																																					
Legal Description Lot/Long: 36.19892378 -95.73439316																																																																																																																									
LOT 12 BLOCK 1 RIDGEWOOD VILLAGE				Building Permits <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 colspan="5" style="height: 100px;"> </td> </tr> </tbody> </table>						Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 1188 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.3033							
Topography								
Street Access								
Utilities								
Amenities		0						
		0						
Method	Square-Foot							
Base Lot Value	13,210.00 x 2.20 = 29,062							
Factor Value								
Adjustments	1.0019							
Lot Value	29,117							
Residential Data				660079704_001.JPG 11/3/2025				
Type				GRM Approach				
Condition	-			GRM Code				
Quality	-			Gross Rent 0.00				
Architecture				Indicated Value				
Style				Multiple Regression				
Exterior Wall				MRA Code				
Base/Total Area /				Adusted R				
Style				Indicated Value				
HVAC				Direct Comparables				
Roof Cover				Selection Model A Adam Test				
Area on Slab				Adjustment Model 1 2022 Residential				
Fixture/RghIn /				Comparables				
Bed/F/H Bath / /				Indicated Value				
Basement Area				Value Reconciliation				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements				
Year/Eff Age /				Lot Value 29,117				
Cost Approach		Manual : 01/2025		Indicated Value 29,117 0.00 Per SqFt				
Base Cost	0.00	Total Misc Impr	+	0	Agland Value			
Roofing Adj	+ 0.00	Garage Cost	+		Site Improvements			
Subfloor Adj	+ 0.00	Total RCN	=	0	Total Value 29,117 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	+	29,117				
Total Area	x	Indicated Value	=	29,117				
Adjusted Cost	= 0	Value Per SqFt		0.00				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value