



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 05:32:20
Page 1

Assessment Data				Primary Image					
Account	660081252			No Image On File					
Parcel ID	000000-00-0-00628-002-0015								
Cadastral ID	25-24-17-06270								
Property Type	REAL - Real Property								
Property Class	URP	VI Area	2						
Tax Area	29 - CHELSEA OT								
Name ID	344068								
BALL, LESLIE & TANDY									
5912 BLUESTEM WAY CHELSEA OK 74016-0000									
Parcel Location									
Situs	05892 BLUESTEM WAY								
Subdivision	PRAIRIE RIDGE								
Lot/Block	0015 / 0002	Parcel Size	1 - Lots						
Sec/Twn/Rng	25 / 24 / 17 / 5								
Neighborhood	1090 - R-V02-NE CHELSEA								
School District	S003 - CHELSEA SCHOOLS								
Legal Description Lat/Long: 36.52631191 -95.44499528				Building Permits					
LOT 15 BLOCK 2 PRAIRIE RIDGE				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	KOPPENHAVER, RANDY & CARLA	04/11/2024	235,000	WG
					/	BANK OF COMMERCE	04/19/2021	180,000	WB
					2700/954	ROBERTS FRAMING LLC	03/30/2018		WB
					2394/1	BANK OF COMMERCE	03/31/2014	0	3
					1570/610	CHELSEA PRAIRIE RIDGE, LLC	03/08/2004	0	13
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax
Remove Cap	2025	Land Value	11,898	11,898	11%	1,309	Assessed	1,309	108.32
Year Frozen	0	Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	11,898	11,898		1,309	Total Taxable	1,309	108.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660081252	BALL, LESLIE & TANDY			29	11,898	0	1,309	108.00
2024	2024-660081252	BALL, LESLIE & TANDY			29	4,785	0	50	4.00
2023	2023-660081252	KOPPENHAVER, RANDY & CARLA			29	430	0	47	4.00
2022	2022-660081252	KOPPENHAVER, RANDY & CARLA			29	430	0	47	4.00
2021	2021-660081252	KOPPENHAVER, RANDY & CARLA			29	430	0	47	4.00
2020	2020-660081252	BANK OF COMMERCE			29	430	0	47	4.00
2019	2019-660081252	BANK OF COMMERCE			29	430	0	47	4.00
2018	2018-660081252	BANK OF COMMERCE			29	430	0	47	4.00
2017	2017-660081252	ROBERTS FRAMING LLC			29	430	0	47	4.00
2016	2016-660081252	ROBERTS FRAMING LLC			29	430	0	47	4.00
2015	2015-660081252	ROBERTS FRAMING LLC			29	430	0	47	4.00
2014	2014-660081252	ROBERTS FRAMING LLC			29	430	0	47	4.00
2013	2013-660081252	BANK OF COMMERCE			29	430	0	47	4.00



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 05:32:20
 Page 2

Lot Data		Square-Foot - NBHD 1090 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.2891							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	1	0					
Method	Square-Foot							
Base Lot Value	12,591.00 x .42 = 5,288							
Factor Value	6,610			GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	11,898			Gross Rent	0.00			
Residential Data				Indicated Value				
Type				Multiple Regression				
Condition	0 -			MRA Code				
Quality	0 -			Adusted R				
Architecture				Indicated Value				
Style				Direct Comparables				
Exterior Wall				Selection Model	A Adam Test			
Base/Total Area /				Adjustment Model	1 2022 Residential			
Style				Comparables				
HVAC				Indicated Value				
Roof Cover				Value Reconciliation				
Area on Slab				Selected Approach Cost Approach				
Fixture/RghIn /				Improvements				
Bed/F/H Bath / /				Lot Value	11,898			
Basement Area				Indicated Value	11,898	0.00	Per SqFt	
Garage Type				Agland Value				
Remodel				Site Improvements				
Year/Eff Age /				Total Value	11,898	0.00	Total Value Per SqFt	
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	+ 11,898					
Total Area	x	Indicated Value	= 11,898					
Adjusted Cost	= 0	Value Per SqFt	0.00					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value