



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 15:58:52  
Page 1

Assessment Data					Primary Image																																																																																																																				
<b>Account</b> 660086415 <b>Parcel ID</b> 23N17E-16-3-00000-000-0000 <b>Cadastral ID</b> 16-23-17-01022 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RR VI Area 2 <b>Tax Area</b> 71 - CHELSEA RURAL/FOYIL FIRE <b>Name ID</b> 330280 CMG PROPERTIES LLC  PO BOX 139 FOYIL OK 74031-0000  <b>Parcel Location</b> <b>Situs</b> 09963 S 4210 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 1.33 - Acres <b>Sec/Twn/Rng</b> 16 / 23 / 17 / 3 <b>Neighborhood</b> 4050 - CHELSEA FOYIL RURAL <b>School District</b> S003 - CHELSEA SCHOOLS																																																																																																																									
<b>Legal Description</b> Lat/Long: 36.46701849 -95.50689573																																																																																																																									
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Lot Data		Square-Foot - NBHD 4050 #1	
Lot Size			
Lot Count			
Units Buildable	1.33		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	
		0	
Method	Square-Foot		
Base Lot Value	58,304.00 x .60 = 35,269		
Factor Value			
Adjustments	1.0000		
Lot Value	35,269		



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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	

**Value Reconciliation**

Selected Approach	Cost Approach
Improvements	
Lot Value	35,269
Indicated Value	35,269
Agland Value	0.00 Per SqFt
Site Improvements	8,124
Total Value	43,393
	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	+ 35,269
Total Area	x	Indicated Value	= 35,269
Adjusted Cost	= 0	Value Per SqFt	0.00

**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	20x25x10	Concrete	Formed Metal	500
	Qual 3	Cond 2	Year 2006	Eff Age 20		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (49% Phys/ % Func)</b>	<b>RCNLD</b>
		Base Cost (31.86 x 500)	15,930	15,930	7,806	8,124



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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		\\tsclient\C\Users\TS\Pictures\2016-11-10 11-10-2016\11-10-2016   11/15/2016	
Adjustments		<b>GRM Approach</b>	
Lot Value		GRM Code	
<b>Residential Data</b>		Gross Rent 0.00	
Type	6 Mobile Home 76 x 16	Indicated Value	
Condition	1 - Low	<b>Multiple Regression</b>	
Quality	2 - Fair	MRA Code	
Architecture	6 MS ADJ	Adusted R	
Style	100% Single Wide	Indicated Value	
Exterior Wall	100% Aluminum Sheet	<b>Direct Comparables</b>	
Base/Total Area	1,216 / 1,216	Selection Model 1 Res	
Style	100% Single Wide	Adjustment Model A2 AO Test	
HVAC	100% No HVAC	Comparables	
Roof Cover	4 Metal, Preformed	Indicated Value	
Area on Slab	0	<b>Value Reconciliation</b>	
Fixture/RghIn	/	Selected Approach Cost Approach	
Bed/F/H Bath	2 / 1.0 /	Improvements 6,432	
Basement Area		Lot Value	
Garage Type		Indicated Value 6,432 5.29 Per SqFt	
Remodel		Agland Value	
Year/Eff Age	1999 / 38	Site Improvements	
<b>Cost Approach</b>		Total Value 6,432 5.29 Total Value Per SqFt	
Manual : 01/2025			
Base Cost	30.19	Total Misc Impr	+ 0
Roofing Adj	+ 2.45	Garage Cost	+ 0
Subfloor Adj	+ 0.00	Total RCN	= 45,940
Heat/Cool Adj	+ 0.00	Depreciation ( 86%)	- 39,508
Plumbing Adj	+ 5.14	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 6,432
Adj Base Cost	= 37.78	Lot Value	+ 6,432
Total Area	x 1,216	Indicated Value	= 6,432
Adjusted Cost	= 45,940	Value Per SqFt	5.29
<b>Miscellaneous Improvements</b>			
Code	Description	Sketch ID	Size Year Units Unit Cost Depr Value



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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		10	Singlewide	1,216	1.000	1,216
<b>Total Building Area</b>						1,216		1,216