



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 06:34:34
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660089693 Parcel ID 24N18E-36-3-00000-000-0000 Cadastral ID 36-24-18-01641 Property Type REAL - Real Property Property Class RR VI Area 2 Tax Area 14 - CHELSEA RURAL Name ID 304594 MCCLENDON, SHANA MICHELE & JOHN D 27321 E 350 RD BIG CABIN OK 74332-0000 Parcel Location Situs 27321 E 350 RD Subdivision Lot/Block / Parcel Size 1 - Acres Sec/Twn/Rng 36 / 24 / 18 / 3 Neighborhood 4050 - CHELSEA FOYIL RURAL School District S003 - CHELSEA SCHOOLS																																																																																																																									
Legal Description Lat/Long: 36.51054197 -95.34122149																																																																																																																									
Legal Description BEG AT SW/C SW/4 SE/4 SW/4; TH N0-14-26E 208.71'; TH S89-46-48E 208.71'; TH S0-14-26W 208.71'; TH N89-46-48W 208.71' TO POB.					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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount																																																																																																											
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Lot Data		Square-Foot - NBHD 4050 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0						
		0						
Method	Square-Foot							
Base Lot Value	45,167.00 x .71 = 31,954							
Factor Value								
Adjustments	1.0000							
Lot Value	31,954							
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	/							
Cost Approach		Manual : 01/2025						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
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	=					
Adj Base Cost	= 0.00	Lot Value	+	31,954				
Total Area	x	Indicated Value	=	31,954				
Adjusted Cost	= 0	Value Per SqFt		0.00				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value

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	31,954		
Indicated Value	31,954	0.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	31,954	0.00	Total Value Per SqFt



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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 Adjustments Lot Value		<p>\\tsclient\C\Users\rln\Pictures\2020-05-29\IMG_0043.JPG 6/4/2020</p>	
Residential Data			
Type 6 Mobile Home 56 x 26 Condition 3.5 - Average Quality 3.2 - Average Architecture 1DW EXCP DWIDE MH Style 100% Double Wide Exterior Wall 100% Frame, Siding, Vinyl Base/Total Area 1,456 / 1,456 Style 100% Double Wide HVAC 100% Warmed & Cooled Air Roof Cover 1 Composition Shingle Area on Slab 0 Fixture/RghIn / Bed/F/H Bath / / Basement Area Garage Type Remodel Year/Eff Age 2005 / 15		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	
Cost Approach		Manual : 01/2025	
Base Cost 64.79 Roofing Adj + 2.79 Subfloor Adj + 0.00 Heat/Cool Adj + 3.14 Plumbing Adj + 8.26 Basement Adj + 0.00 Adj Base Cost = 78.98 Total Area x 1,456 Adjusted Cost = 114,995	Total Misc Impr + 0 Garage Cost + Total RCN = 114,995 Depreciation (49%) - 56,348 Lump Sums + 0 RCNLD = 58,647 Lot Value + Indicated Value = 58,647 Value Per SqFt 40.28		
		Value Reconciliation	
		Selected Approach Cost Approach Improvements 58,647 Lot Value Indicated Value 58,647 40.28 Per SqFt Aground Value Site Improvements Total Value 58,647 40.28 Total Value Per SqFt	
Miscellaneous Improvements			
Code	Description	Sketch ID	Size Year Units Unit Cost Depr Value



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Sketch Image

660089693



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	14		10	Double Wide	1,456	1.000	1,456
Total Building Area						1,456		1,456