




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 09:27:58  
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Assessment Data	Primary Image																				
<b>Account</b> 660100117 <b>Parcel ID</b> 23N17E-11-4-00000-000-0099 <b>Cadastral ID</b> 11-23-17-01210 <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> 320976 PATTERSON, MEGAN  20809 E 370 RD CHELSEA OK 74016-0000  <b>Parcel Location</b> <b>Situs</b> 20785 E 370 RD <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 2 - Acres <b>Sec/Twn/Rng</b> 11 / 23 / 17 / 4 <b>Neighborhood</b> 4050 - CHELSEA FOYIL RURAL <b>School District</b> S003 - CHELSEA SCHOOLS	 <p>\\tsclient\C\Users\Randy Necessary\Pictures\2020-08-25\IMG_002 8/25/2020</p>																				
<b>Legal Description</b> Lat/Long: 36.48173387 -95.45750368 S 264' W2 SW SE SE	<b>Building Permits</b> <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>R18</td> <td>R19-POSS NEW SFR</td> <td>04/2017</td> <td>04/2018</td> <td></td> </tr> </tbody> </table>	Number	Description	Opened	Closed	Amount	R18	R19-POSS NEW SFR	04/2017	04/2018											
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R18	R19-POSS NEW SFR	04/2017	04/2018																		
<b>Exemptions</b> <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>	Code	Type	Active	Maximum	Exemption						<b>Sale History</b> <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>2614/388</td> <td>PATTERSON, GREGORY A &amp;</td> <td>02/23/2017</td> <td>0</td> <td>4</td> </tr> </tbody> </table>	Bk/Pg	Grantor	Date	Price	Code	2614/388	PATTERSON, GREGORY A &	02/23/2017	0	4
Code	Type	Active	Maximum	Exemption																	
Bk/Pg	Grantor	Date	Price	Code																	
2614/388	PATTERSON, GREGORY A &	02/23/2017	0	4																	

Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax	
Remove Cap	0	Land Value 33,511	33,106	11%	3,642	Assessed	26,035	2,492.59	
Year Frozen		Improvements 203,573	203,573		22,393	Penalty	0		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	
TIF Project ID	0	Total Value 237,084	236,679		26,035	Total Taxable	26,035	2,493.00	

Assessment History								
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660100117	PATTERSON, MEGAN	71	227,457	0	24,795	2,374.00	
2024	2024-660100117	PATTERSON, MEGAN	71	242,822	0	23,614	2,305.00	
2023	2023-660100117	PATTERSON, MEGAN	71	236,865	0	22,490	2,218.00	
2022	2022-660100117	PATTERSON, MEGAN	71	223,256	0	21,419	2,122.00	
2021	2021-660100117	PATTERSON, MEGAN	71	185,447	0	20,399	2,036.00	
2020	2020-660100117	PATTERSON, MEGAN	71	183,980	0	19,441	1,960.00	
2019	2019-660100117	PATTERSON, MEGAN	71	174,719	0	18,516	1,897.00	
2018	2018-660100117	PATTERSON, MEGAN	71	18,500	0	1,268	128.00	
2017	2017-660100117	PATTERSON, MEGAN	71	18,500	0	1,208	124.00	



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Lot Data		Square-Foot - NBHD 4050 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	0		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	90,845.00 x .37 =	33,511	
Factor Value			
Adjustments	1.0000		
Lot Value	33,511		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	TRAD TRADITIONAL
Style	100% 1 1/2 Story Finished
Exterior Wall	100% Frame, Plywood or Hardboard
Base/Total Area	1,320 / 2,003
Style	100% 1 1/2 Story Finished
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,320
Fixture/RghIn	14 /
Bed/F/H Bath	4 / 2.0 / 1.0
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2018 / 6

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	225,103	112.38	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	81.20	Total Misc Impr	+	6,753			
Roofing Adj	+ 3.10	Garage Cost	+				
Subfloor Adj	+ -1.49	Total RCN	=	216,567			
Heat/Cool Adj	+ 12.39	Depreciation ( 6%)	-	12,994			
Plumbing Adj	+ 9.56	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	203,573			
Adj Base Cost	= 104.75	Lot Value	+	33,511			
Total Area	x 2,003	Indicated Value	=	237,084			
Adjusted Cost	= 209,814	Value Per SqFt		118.36			

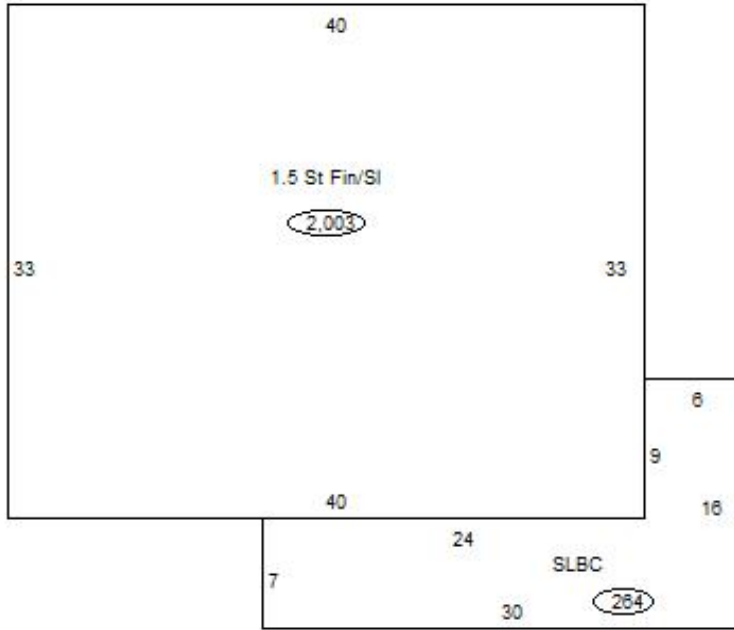
Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	203,573		
Lot Value	33,511		
Indicated Value	237,084	118.36	Per SqFt
Agland Value			
Site Improvements			
Total Value	237,084	118.36	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	138372	264		264	25.58		6,753



Sketch Image

660100117



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	5	Slab	13	1.5 St Fin/SI	1,320	1.517	2,003
2	M	PRCH		13	SLBC	264	1.000	264
3	U	^UL		13	Upper Level (1)	683	1.000	683
<b>Total Building Area</b>						1,320		2,003