



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
Time 10:48:59  
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Assessment Data					Primary Image				
Account	660106463								
Parcel ID	23N17E-05-2-00000-001-0000								
Cadastral ID	05-23-17-01230								
Property Type	REAL - Real Property								
Property Class	RR	VI Area 2							
Tax Area	71 - CHELSEA RURAL/FOYIL FIRE								
Name ID	347231								
BROWNING, DAVID P & ERIKA									
17150 E 350 RD CHELSEA OK 74016-0000									
Parcel Location									
Situs	17150 E 350 RD								
Subdivision									
Lot/Block	/	Parcel Size	5.02 - Acres						
Sec/Twn/Rng	5 / 23 / 17 / 2								
Neighborhood	4050 - CHELSEA FOYIL RURAL								
School District	S003 - CHELSEA SCHOOLS								
Legal Description Lat/Long: 36.50949408 -95.52254254									
TR DESC AS COMM NW/C GOVT LOT 4; S89.5011E 658.31' TO POB; S00.0150E 699.80'; S89.3645E 312.34'; N00.0150W 701.02'; N89.5011W 312.34' TO POB.									
Building Permits									
Number	Description	Opened	Closed	Amount					
R22	R23 NEW SFR	10/2022	10/2022						
Exemptions									
Code	Type	Active	Maximum	Exemption					
H	Homestead	No	1,000						
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	WICKHAM, BRYCE M	05/29/2025	235,000	YES					
/	KIRBY, GRADY R & CYNTHIA L	10/13/2021	0	4					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax	
Remove Cap	2026	Land Value	97,150	97,150	11%	10,687	Assessed	25,850 2,474.88	
Year Frozen		Improvements	137,851	137,851		15,163	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0 0.00	
TIF Project ID	0	Total Value	235,001	235,001		25,850	Total Taxable	25,850 2,475.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660106463	BROWNING, DAVID P &	71	208,353	1000	18,416	1,776.00		
2024	2024-660106463	WICKHAM, BRYCE M	71	222,871	1000	17,850	1,756.00		
2023	2023-660106463	WICKHAM, BRYCE M	71	203,633	1000	17,301	1,720.00		
2022	2022-660106463	WICKHAM, BRYCE M	71	37,925	0	4,172	413.00		



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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	201,126.00 x .25 = 50,856		
Factor Value			
Adjustments	1.9103		
Lot Value	97,150		



**Residential Data**

Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	100% Frame, Siding, Metal
Base/Total Area	960 / 960
Style	100% One Story
HVAC	100% Individual Heat Pump
Roof Cover	4 Metal, Preformed
Area on Slab	960
Fixture/RghIn	/
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2022 / 3

**GRM Approach**

GRM Code	
Gross Rent	0.00
Indicated Value	

**Multiple Regression**

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	170,546 177.65 Per SqFt

**Direct Comparables**

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

**Cost Approach Manual : 01/2025**

Base Cost	93.63	Total Misc Impr	+	0
Roofing Adj	+ 4.91	Garage Cost	+	
Subfloor Adj	+ 0.00	Total RCN	=	105,917
Heat/Cool Adj	+ 5.56	Depreciation ( 3%)	-	3,178
Plumbing Adj	+ 6.23	Lump Sums	+	0
Basement Adj	+ 0.00	RCNLD	=	102,739
Adj Base Cost	= 110.33	Lot Value	+	97,150
Total Area	x 960	Indicated Value	=	199,889
Adjusted Cost	= 105,917	Value Per SqFt		208.22

**Value Reconciliation**

Selected Approach	Cost Approach
Improvements	102,739
Lot Value	97,150
Indicated Value	199,889 208.22 Per SqFt
Agland Value	
Site Improvements	35,112
Total Value	235,001 244.79 Total Value Per SqFt

**Miscellaneous Improvements**

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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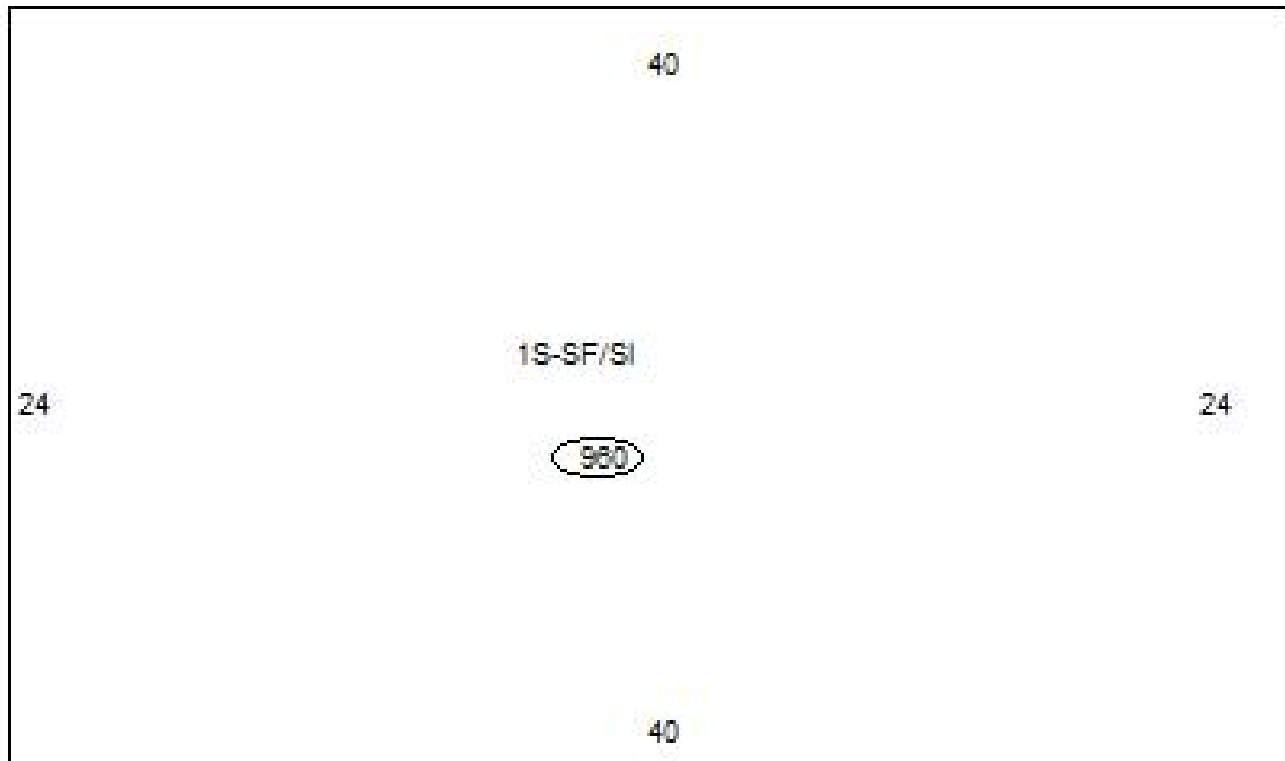
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1S-SF/SI	960	1.000	960
<b>Total Building Area</b>						960		960



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	8x8x10	Plank	Formed Metal	64
	Qual	3	Cond 3	Year 2023	Eff Age 2	

<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (10% Phys/ 100% Func)</b>	<b>RCNLD</b>
Base Cost (33.57 x 64)	2,148		2,148	2,148



UTIL	Shop Building	30x40x10	Concrete	Formed Metal	1,200
Qual	3	Cond 3	Year 2022	Eff Age 3	

<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (5% Phys/ % Func)</b>	<b>RCNLD</b>
Base Cost (30.80 x 1,200)	36,960		36,960	1,848
				35,112