



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 11:13:37
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Assessment Data				Primary Image					
Account	660108552			No Image On File					
Parcel ID	23N17E-21-3-00000-002-0000								
Cadastral ID	21-23-17-02620								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	2						
Tax Area	71 - CHELSEA RURAL/FOYIL FIRE								
Name ID	349209								
FITZPATRICK, CAITLIN & MICHAEL MATHEWS									
10981 S HWY 66 CHELSEA OK 74016-0000									
Parcel Location									
Situs	10985 S HWY 66								
Subdivision									
Lot/Block	/	Parcel Size	1 - Acres						
Sec/Twn/Rng	21 / 23 / 17 / 3								
Neighborhood	4070 - FOYIL SEQUOYAH AREA								
School District	S003 - CHELSEA SCHOOLS								
Legal Description Lat/Long: 36.45419204 -95.50072137				Building Permits					
TR DESC 2022-017480 AS BEG SW/C SE SW; E 781.42'; N 621' TO POB; N 171.5'; W 196'; SWLY 130.22'; S 70.5'; E 278.20' TO POB.				Number	Description	Opened	Closed	Amount	
				S23	S24 SPLIT	12/2023	12/2023		
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	BEESON, LYNN W &	01/15/2026	293,500	WG
					/	BEESON, LYNN W &	10/19/2022	0	4
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	95.740	Current Tax
Remove Cap	2027	Land Value	24,072	6,917	11%	761	Assessed	761	72.86
Year Frozen		Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	24,072	6,917		761	Total Taxable	761	73.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660108552	BEESON, GRADY V & CONNIE J			71	24,072	0	725	69.00
2024	2024-660108552	BEESON, GRADY V & CONNIE J			71	24,072	0	690	67.00



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Lot Data		Square-Foot - NBHD 4070 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	1.0058							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	43,813.00 x .55 = 24,072							
Factor Value								
Adjustments	1.0000							
Lot Value	24,072							
Residential Data								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			GRM Approach				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				Multiple Regression				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				Direct Comparables				
Remodel				Selection Model 1 Res				
Year/Eff Age	/			Adjustment Model A2 AO Test				
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	+	24,072				
Total Area	x	Indicated Value	=	24,072				
Adjusted Cost	= 0	Value Per SqFt		0.00				
Value Reconciliation								
Selected Approach Cost Approach								
Improvements								
Lot Value	24,072							
Indicated Value	24,072	0.00	Per SqFt					
Agland Value								
Site Improvements								
Total Value	24,072	0.00	Total Value Per SqFt					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value