




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 660000957 <b>Parcel ID</b> 22N16E-01-4-00000-000-0000 <b>Cadastral ID</b> 01-22-16-00900 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RA VI Area 1 <b>Tax Area</b> 70 - FOYIL RURAL/FOYIL FIRE <b>Name ID</b> 345284 HIGHTOR PROPERTIES LLC  451490 BLUEBIRD LN CLEORA OK 74331-0000  <b>Parcel Location</b>  <b>Situs</b> <b>Subdivision</b> <b>Lot/Block</b> / <b>Parcel Size</b> 60 - Acres <b>Sec/Twn/Rng</b> 1 / 22 / 16 / 4 <b>Neighborhood</b> 6040 - UNPLATTED <b>School District</b> S007 - FOYIL SCHOOLS					 <p>\\tsclient\C\Users\rln\Pictures\2015-01-05 01-05-15\01-05-15 024.J 1/6/2015</p>														
<b>Legal Description</b> Lat/Long: 36.41431820 -95.54661683 E2 NW SE & NE SE																			
<b>Exemptions</b>					<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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount															
<b>Sale History</b>																			
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
					/	COPPERLINE FARMS LLC	08/02/2024	1,286,500	WG										
					1997/92	COPELAND, WILLIAM D TRUST	12/29/2008	600,000	11										
					1785/504	POPE, BOBBY G TRUSTEE	06/23/2006	785,000	11										
					1785/505	COPELAND, WILLIAM D &	06/23/2006	0	4										
					932/177	HERD, HENRY C &	09/23/1993	75,000	No										
					819/738			80,000	No										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	101.660	<b>Current Tax</b>										
<b>Remove Cap</b>	2025		<b>Land Value</b>	7,870	7,870	11%	866	<b>Assessed</b>	1,166										
<b>Year Frozen</b>	0		<b>Improvements</b>	2,726	2,726		300	<b>Penalty</b>	0										
<b>Uncapped Value</b>	0		<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0										
<b>TIF Project ID</b>	0		<b>Total Value</b>	10,596	10,596		1,166	<b>Total Taxable</b>	1,166										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660000957	HIGHTOR PROPERTIES LLC			70	11,494	0	1,264	128.00										
2024	2024-660000957	HIGHTOR PROPERTIES LLC			70	12,084	0	1,329	139.00										
2023	2023-660000957	COPPERLINE FARMS LLC			70	12,084	0	1,303	135.00										
2022	2022-660000957	COPPERLINE FARMS LLC			70	12,084	0	1,265	132.00										
2021	2021-660000957	COPPERLINE FARMS LLC			70	12,251	0	1,229	126.00										
2020	2020-660000957	COPPERLINE FARMS LLC			70	12,193	0	1,193	126.00										
2019	2019-660000957	COPPERLINE FARMS LLC			70	12,027	0	1,158	123.00										
2018	2018-660000957	COPPERLINE FARMS LLC			70	12,189	0	1,125	117.00										
2017	2017-660000957	COPPERLINE FARMS LLC			70	12,084	0	1,092	114.00										
2016	2016-660000957	COPPERLINE FARMS LLC			70	12,084	0	1,060	115.00										
2015	2015-660000957	COPPERLINE FARMS LLC			70	9,358	0	1,029	110.00										
2014	2014-660000957	COPPERLINE FARMS LLC			70	9,354	0	1,029	108.00										
2013	2013-660000957	COPPERLINE FARMS LLC			70	9,354	0	1,029	106.00										




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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)		Primary Image				
Lot Size				 <p>\\tsclient\C\Users\rln\Pictures\2015-01-05 01-05-15\01-05-15 024.J 1/6/2015</p>				
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Units-Buildable							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
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	+					
Total Area	x	Indicated Value	=					
Adjusted Cost	= 0	Value Per SqFt		0.00				
Value Reconciliation								
Selected Approach		Cost Approach						
Improvements								
Lot Value								
Indicated Value				0.00	Per SqFt			
Agland Value	7,870							
Site Improvements	2,726							
Total Value	10,596			0.00	Total Value Per SqFt			
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	
	LF	LOAFING SHED	16x50x0			800	
	Qual	3	Cond 3	Year	Eff Age		
		<b>Valuation Summary</b>	<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (20% Phys/ % Func)</b>	<b>RCNLD</b>	
		Base Cost (4.26 x 800)	3,408		3,408	682	2,726



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			8.028	54	54	434	434
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			1.810	192	192	347	347
DNC	DENNIS SILT LOAM 3-5% SLO	NTV PST	69			25.489	166	166	4,221	4,221
OKB	OKEMAH SILTY CLAY LOAM 1-	NTV PST	80			14.126	192	192	2,712	2,712
RS	ROUGH STONY LAND	TMBR	20			.159	36	36	6	6
SM	STRIP MINES	TMBR	10			8.359	18	18	150	150
W	WATER	TMBR	0			2.030	0	0	0	0
<b>TMBR Totals</b>						60.000			7,870	7,870
<b>Total Agland</b>						60.000			7,870	7,870