



# 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> 660002520<br><b>Parcel ID</b> 22N17E-03-3-00000-000-0000<br><b>Cadastral ID</b> 03-22-17-02200<br><b>Property Type</b> REAL - Real Property<br><b>Property Class</b> RR VI Area 2<br><b>Tax Area</b> 70 - FOYIL RURAL/FOYIL FIRE<br><b>Name ID</b> 341574<br>CUPPS, JEREMY & RAY CUPPS &<br>JASON CUPPS & NAHAMA CUPPS &<br>DANNA COX C/O BETTY WEEKS<br>13620 S 4220 RD<br>CLAREMORE OK 74017-0000<br><br><b>Parcel Location</b><br><br><b>Situs</b><br><b>Subdivision</b><br><b>Lot/Block</b> / <b>Parcel Size</b> 5 - Acres<br><b>Sec/Twn/Rng</b> 3 / 22 / 17 / 3<br><b>Neighborhood</b> 4070 - FOYIL SEQUOYAH AREA<br><b>School District</b> S007 - FOYIL SCHOOLS |                         |                             |                  |                  | No Image On File        |                    |                      |                      |                    |
| <b>Legal Description</b> Lat/Long: 36.41339294 -95.48662410  |                         |                             |                  |                  | <b>Building Permits</b> |                    |                      |                      |                    |
| W2 SE NW SW  |                         |                             |                  |                  | <b>Number</b>           | <b>Description</b> | <b>Opened</b>        | <b>Closed</b>        | <b>Amount</b>      |
|  |                         |                             |                  |                  |                         |                    |                      |                      |                    |
| <b>Exemptions</b>  |                         |                             |                  |                  | <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>        |
|  |                         |                             |                  |                  | /                       | CUPPS, JAMES D     | 05/10/2023           | 0                    | WB                 |
|  |                         |                             |                  |                  | 1625/92                 | BLOSSOM, LEON &    | 10/05/2004           | 3,000                | YES                |
|  |                         |                             |                  |                  | 1585/354                | CUPPS, ZORA        | 05/05/2004           | 0                    | 4                  |
| <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>  | 2005                    | <b>Land Value</b>           | 75,617           | 6,917            | 11%                     | 761                | <b>Assessed</b>      | 761                  | 77.36              |
| <b>Year Frozen</b>   | 0                       | <b>Improvements</b>         | 0                | 0                |                         | 0                  | <b>Penalty</b>       | 0                    |                    |
| <b>Uncapped Value</b>  | 0                       | <b>Mobile Home</b>          | 0                | 0                |                         | 0                  | <b>Exemption</b>     | 0                    | 0.00               |
| <b>TIF Project ID</b>  | 0                       | <b>Total Value</b>          | 75,617           | 6,917            |                         | 761                | <b>Total Taxable</b> | 761                  | 77.00              |
| <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   | 2025-660002520          | CUPPS, JEREMY & RAY CUPPS & |                  |                  | 70                      | 75,617             | 0                    | 725                  | 73.00              |
| 2024   | 2024-660002520          | CUPPS, JEREMY & RAY CUPPS & |                  |                  | 70                      | 75,617             | 0                    | 690                  | 72.00              |
| 2023   | 2023-660002520          | CUPPS, JEREMY & RAY CUPPS & |                  |                  | 70                      | 45,082             | 0                    | 657                  | 69.00              |
| 2022   | 2022-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 40,675             | 0                    | 626                  | 65.00              |
| 2021   | 2021-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 40,675             | 0                    | 596                  | 61.00              |
| 2020   | 2020-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 33,034             | 0                    | 568                  | 60.00              |
| 2019   | 2019-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 28,540             | 0                    | 541                  | 57.00              |
| 2018   | 2018-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 28,540             | 0                    | 515                  | 53.00              |
| 2017   | 2017-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 28,540             | 0                    | 491                  | 51.00              |
| 2016   | 2016-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 28,540             | 0                    | 468                  | 51.00              |
| 2015   | 2015-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 28,540             | 0                    | 445                  | 47.00              |
| 2014   | 2014-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 26,068             | 0                    | 424                  | 45.00              |
| 2013   | 2013-660002520          | CUPPS, JAMES D              |                  |                  | 70                      | 26,068             | 0                    | 404                  | 41.00              |



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| Lot Data                          |                           | Square-Foot - NBHD 4070 #1 |          | Primary Image                                |       |           |      |       |
|-----------------------------------|---------------------------|----------------------------|----------|--|-------|-----------|------|-------|
| Lot Size                          |                           |                            |          |  |       |           |      |       |
| Lot Count                         |                           |                            |          |  |       |           |      |       |
| Units Buildable                   | 5                         |                            |          |  |       |           |      |       |
| Non-Ag Acres                      | 0                         |                            |          |  |       |           |      |       |
| Topography                        |                           |                            |          |  |       |           |      |       |
| Street Access                     |                           |                            |          |  |       |           |      |       |
| Utilities                         |                           |                            |          |  |       |           |      |       |
| Amenities                         | LAND QUALITY              |                            | 0        |  |       |           |      |       |
|                                   |                           |                            | 0        |  |       |           |      |       |
| Method                            | Square-Foot               |                            |          |  |       |           |      |       |
| Base Lot Value                    | 215,348.00 x .35 = 75,617 |                            |          |  |       |           |      |       |
| Factor Value                      |                           |                            |          |  |       |           |      |       |
| Adjustments                       | 1.0000                    |                            |          |  |       |           |      |       |
| Lot Value                         | 75,617                    |                            |          |  |       |           |      |       |
| <b>Residential Data</b>           |                           |                            |          |  |       |           |      |       |
| Type                              |                           |                            |          |  |       |           |      |       |
| Condition                         | -                         |                            |          |  |       |           |      |       |
| Quality                           | -                         |                            |          |  |       |           |      |       |
| Architecture                      |                           |                            |          |  |       |           |      |       |
| Style                             |                           |                            |          |  |       |           |      |       |
| Exterior Wall                     |                           |                            |          |  |       |           |      |       |
| Base/Total Area                   | /                         |                            |          | <b>GRM Approach</b>                          |       |           |      |       |
| Style                             |                           |                            |          | GRM Code                                     |       |           |      |       |
| HVAC                              |                           |                            |          | Gross Rent 0.00                              |       |           |      |       |
| Roof Cover                        |                           |                            |          | Indicated Value                              |       |           |      |       |
| Area on Slab                      |                           |                            |          | <b>Multiple Regression</b>                   |       |           |      |       |
| Fixture/RghIn                     | /                         |                            |          | MRA Code                                     |       |           |      |       |
| Bed/F/H Bath                      | / /                       |                            |          | Adusted R                                    |       |           |      |       |
| Basement Area                     |                           |                            |          | Indicated Value                              |       |           |      |       |
| Garage Type                       |                           |                            |          | <b>Direct Comparables</b>                    |       |           |      |       |
| Remodel                           |                           |                            |          | Selection Model 1 Res                        |       |           |      |       |
| Year/Eff Age                      | /                         |                            |          | Adjustment Model A2 AO Test                  |       |           |      |       |
| <b>Cost Approach</b>              |                           | <b>Manual : 01/2025</b>    |          |  |       |           |      |       |
| Base Cost                         | 0.00                      | Total Misc Impr            | + 0      |  |       |           |      |       |
| Roofing Adj                       | + 0.00                    | Garage Cost                | + 0      |  |       |           |      |       |
| 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                      | = 0      |  |       |           |      |       |
| Adj Base Cost                     | = 0.00                    | Lot Value                  | + 75,617 |  |       |           |      |       |
| Total Area                        | x                         | Indicated Value            | = 75,617 |  |       |           |      |       |
| Adjusted Cost                     | = 0                       | Value Per SqFt             | 0.00     |  |       |           |      |       |
|                                   |                           |                            |          | <b>Value Reconciliation</b>                  |       |           |      |       |
|                                   |                           |                            |          | Selected Approach Cost Approach              |       |           |      |       |
|                                   |                           |                            |          | Improvements                                 |       |           |      |       |
|                                   |                           |                            |          | Lot Value 75,617                             |       |           |      |       |
|                                   |                           |                            |          | Indicated Value 75,617 0.00 Per SqFt         |       |           |      |       |
|                                   |                           |                            |          | Agland Value                                 |       |           |      |       |
|                                   |                           |                            |          | Site Improvements                            |       |           |      |       |
|                                   |                           |                            |          | Total Value 75,617 0.00 Total Value Per SqFt |       |           |      |       |
| <b>Miscellaneous Improvements</b> |                           |                            |          |  |       |           |      |       |
| Code                              | Description               | Sketch ID                  | Size     | Year   | Units | Unit Cost | Depr | Value |