




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 05:11:14
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660004467 Parcel ID 000000-00-0-00525-003-0001 Cadastral ID 05-21-17-02040 Property Type REAL - Real Property Property Class RAP VI Area 3 Tax Area 93 - JUSTUS/TRI-DISTRICT FIRE Name ID 333926 BECK, JACOB & NICOLE 19835 COTTRELL DR CLAREMORE OK 74019-0000 Parcel Location Situs 19993 S COTTRELL DR Subdivision MOUNTAIN MEADOWS Lot/Block 0001 / 0003 Parcel Size 1 - Lots Sec/Twn/Rng 5 / 21 / 17 / 5 Neighborhood 1070 - R-V03-SE JUSTUS-SEQUOYAH School District S009 - JUSTUS-TIAWAH SCHOOLS					 <p>660004467_003.JPG 8/11/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.32238496 -95.51899036 LOT 1 BLOCK 3 MOUNTAIN MEADOWS																																																																																																																									
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Lot Data		Square-Foot - NBHD 1070 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres								
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
Residential Data				660004467_003.JPG 8/11/2025				
Type				GRM Approach				
Condition	-			GRM Code				
Quality	-			Gross Rent 0.00				
Architecture				Indicated Value				
Style				Multiple Regression				
Exterior Wall				MRA Code				
Base/Total Area /				Adusted R				
Style				Indicated Value				
HVAC				Direct Comparables				
Roof Cover				Selection Model A Adam Test				
Area on Slab				Adjustment Model 1 2022 Residential				
Fixture/RghIn /				Comparables				
Bed/F/H Bath / /				Indicated Value				
Basement Area				Value Reconciliation				
Garage Type				Selected Approach Cost Approach				
Remodel				Improvements				
Year/Eff Age /				Lot Value				
Cost Approach Manual : 01/2025				Indicated Value 0.00 Per SqFt				
Base Cost	0.00	Total Misc Impr	+ 0	Agland Value 242				
Roofing Adj	+ 0.00	Garage Cost	+ 0	Site Improvements				
Subfloor Adj	+ 0.00	Total RCN	= 0	Total Value 242 0.00 Total Value Per SqFt				
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	+ 0					
Total Area	x	Indicated Value	= 0					
Adjusted Cost	= 0	Value Per SqFt	0.00					
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
	CKCP	Chicken Coop	0x0x0			
	Qual	Cond	Year	Eff Age		
Valuation Summary		Modifier Total	RCN	Depr (0% Phys/ % Func)	RCNLD	
Base Cost (6.59 x)						



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Agland Inventory

660004467

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
DBC	DENNIS-BATES COMPLEX 2-5%	TMBR	60			2.240	108	108	242	242
TMBR Totals						2.240			242	242
Total Agland						2.240			242	242