



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 12:06:10  
Page 1

Assessment Data					Primary Image									
Account	660004474													
Parcel ID	000000-00-0-00525-003-0009													
Cadastral ID	05-21-17-02120													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 3												
Tax Area	93 - JUSTUS/TRI-DISTRICT FIRE													
Name ID	50804													
VANCE, JERRY W & CAROLYN J														
19855 COTTRELL DR CLAREMORE OK 74019-0000														
Parcel Location														
Situs														
Subdivision	MOUNTAIN MEADOWS													
Lot/Block	0009 / 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													
Legal Description Lat/Long: 36.32634999 -95.51791932														
Building Permits														
LOT 9 BLOCK 3 MOUNTAIN MEADOWS														
<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										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					765/9			9,000	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	93.050	Current Tax						
Remove Cap	0	Land Value 81,232	3,182	11%	350	Assessed	350	32.57						
Year Frozen	0	Improvements 0	0		0	Penalty	0							
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00						
TIF Project ID	0	Total Value 81,232	3,182		350	Total Taxable	350	33.00						
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660004474	VANCE, JERRY W & CAROLYN J			93	81,232	0	333	31.00					
2024	2024-660004474	VANCE, JERRY W & CAROLYN J			93	89,944	0	318	32.00					
2023	2023-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	30.00					
2022	2022-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	30.00					
2021	2021-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	31.00					
2020	2020-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	30.00					
2019	2019-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	30.00					
2018	2018-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	30.00					
2017	2017-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	29.00					
2016	2016-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	30.00					
2015	2015-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	30.00					
2014	2014-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	29.00					
2013	2013-660004474	VANCE, JERRY W & CAROLYN J			93	2,750	0	303	29.00					



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 12:06:10  
 Page 2

Lot Data		Square-Foot - NBHD 1070 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	2750							
Non-Ag Acres	1.5297							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	66,632.00 x 1.22 = 81,232							
Factor Value								
Adjustments	1.0000							
Lot Value	81,232							
<b>Residential Data</b>								
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	/							
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
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	+	81,232				
Total Area	x	Indicated Value	=	81,232				
Adjusted Cost	= 0	Value Per SqFt		0.00				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value

660004474

07/21/25

660004474\_002.JPG

8/11/2025

### GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

### Multiple Regression

MRA Code	
Adjusted R	
Indicated Value	

### Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

### Value Reconciliation

Selected Approach	Cost Approach		
Improvements			
Lot Value	81,232		
Indicated Value	81,232	0.00	Per SqFt
Agland Value			
Site Improvements			
Total Value	81,232	0.00	Total Value Per SqFt



# Rogers


## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 12:06:10  
Page 3

660004474

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	BARN	BARN	0x0x0				
	Qual	Cond	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (11.51 x )						
	STF	STG FAIR	0x0x0				
	Qual	2 Cond	Year	Eff Age			
	<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (100% Phys/ % Func)</b>	<b>RCNLD</b>	
	Base Cost (4.68 x )						