



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 11:48:45
Page 1

Assessment Data					Primary Image									
Account	660005019				No Image On File									
Parcel ID	000000-00-0-00468-014-0001													
Cadastral ID	06-21-15-02380													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 4												
Tax Area	7 - OWASSO/LIMESTONE FIRE													
Name ID	262646													
TYANN DEVELOPMENT INC														
PO BOX 397 OWASSO OK 74055-0000														
Parcel Location														
Situs														
Subdivision	LOOKING GLASS ESTATE													
Lot/Block	0001 / 0014	Parcel Size 1 - Lots												
Sec/Twn/Rng	6 / 21 / 15 / 5													
Neighborhood	1014 - R-V04-SW OWASSO													
School District	S021 - OWASSO SCHOOLS													
Legal Description Lat/Long: 36.33056630 -95.75690076														
Building Permits														
LOT 1 BLOCK 14 LOOKING GLASS ESTATES														
<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					
					1225/564	HAYNES, WILLIAM H TRUSTEE	04/28/2000	214,500	No					
					1223/224	FRYAR, JAMES B	03/30/2000	1,500	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax						
Remove Cap	2001	Land Value	26,583	4,800	11%	528	Assessed	528	57.31					
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	26,583	4,800	528	Total Taxable	528	57.00						
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660005019	TYANN DEVELOPMENT INC			7	26,583	0	503	54.00					
2024	2024-660005019	TYANN DEVELOPMENT INC			7	30,040	0	479	53.00					
2023	2023-660005019	TYANN DEVELOPMENT INC			7	20,000	0	456	50.00					
2022	2022-660005019	TYANN DEVELOPMENT INC			7	20,000	0	435	49.00					
2021	2021-660005019	TYANN DEVELOPMENT INC			7	20,000	0	414	46.00					
2020	2020-660005019	TYANN DEVELOPMENT INC			7	20,000	0	394	44.00					
2019	2019-660005019	TYANN DEVELOPMENT INC			7	20,000	0	376	41.00					
2018	2018-660005019	TYANN DEVELOPMENT INC			7	15,000	0	358	38.00					
2017	2017-660005019	TYANN DEVELOPMENT INC			7	15,000	0	341	37.00					
2016	2016-660005019	TYANN DEVELOPMENT INC			7	15,000	0	325	36.00					
2015	2015-660005019	TYANN DEVELOPMENT INC			7	20,000	0	309	33.00					
2014	2014-660005019	TYANN DEVELOPMENT INC			7	20,000	0	295	32.00					
2013	2013-660005019	TYANN DEVELOPMENT INC			7	25,000	0	281	30.00					



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Lot Data		Square-Foot - NBHD 1014 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	0.33							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	14,373.00 x 1.85 = 26,583							
Factor Value								
Adjustments	1.0000							
Lot Value	26,583							
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 A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
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	+	26,583				
Total Area	x	Indicated Value	=	26,583				
Adjusted Cost	= 0	Value Per SqFt		0.00				
Value Reconciliation								
Selected Approach Cost Approach								
Improvements								
Lot Value	26,583							
Indicated Value	26,583	0.00	Per SqFt					
Agland Value								
Site Improvements								
Total Value	26,583	0.00	Total Value Per SqFt					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value