



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 12:35:58
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Assessment Data				Primary Image						
Account	660005184			No Image On File						
Parcel ID	000000-00-0-00492-019-0017									
Cadastral ID	06-21-15-04080									
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	MEADOW BROOK HEIGHTS									
Lot/Block	0017 / 0019	Parcel Size	1 - Lots							
Sec/Twn/Rng	6 / 21 / 15 / 5									
Neighborhood	5555 - SUBS/ACCTS TO REMAIN AT CURRENT VALUE									
School District	S021 - OWASSO SCHOOLS									
Legal Description Lat/Long: 36.32752582 -95.75323719				Building Permits						
LOT 17 BLOCK 19 MEADOW BROOK HEIGHTS				Number	Description	Opened	Closed	Amount		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
					1322/183	KEASLER, JAMES D	10/02/2001	118,000	11	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	108.538	Current Tax	
Remove Cap	2003	Land Value	199	199	11%	22	Assessed	22	2.39	
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	199	199		22	Total Taxable	22	2.00	
Assessment History										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660005184	TYANN DEVELOPMENT INC			7	199	0	22	2.00	
2024	2024-660005184	TYANN DEVELOPMENT INC			7	24,091	0	23	2.00	
2023	2023-660005184	TYANN DEVELOPMENT INC			7	625	0	22	2.00	
2022	2022-660005184	TYANN DEVELOPMENT INC			7	625	0	21	2.00	
2021	2021-660005184	TYANN DEVELOPMENT INC			7	625	0	20	2.00	
2020	2020-660005184	TYANN DEVELOPMENT INC			7	625	0	19	2.00	
2019	2019-660005184	TYANN DEVELOPMENT INC			7	625	0	18	2.00	
2018	2018-660005184	TYANN DEVELOPMENT INC			7	625	0	17	2.00	
2017	2017-660005184	TYANN DEVELOPMENT INC			7	625	0	17	2.00	
2016	2016-660005184	TYANN DEVELOPMENT INC			7	625	0	16	2.00	
2015	2015-660005184	TYANN DEVELOPMENT INC			7	625	0	15	1.00	
2014	2014-660005184	TYANN DEVELOPMENT INC			7	625	0	15	1.00	
2013	2013-660005184	TYANN DEVELOPMENT INC			7	625	0	14	1.00	



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Lot Data Square-Foot - MEADOW BROOK HEIGHTS DEV DEF		Primary Image	
Lot Size Lot Count Units Buildable 100 Non-Ag Acres 0.2646 Topography Street Access Utilities Amenities 0 0 Method Square-Foot Base Lot Value 11,527.00 x 199.00 = 199 Factor Value Adjustments 1.0000 Lot Value 199			
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 /			
GRM Approach			
GRM Code Gross Rent 0.00 Indicated Value			
Multiple Regression			
MRA Code Adjusted R Indicated Value			
Direct Comparables			
Selection Model DEFAULT DEFAULT SELECTION MODEL Adjustment Model DEFAULT DEFAULT ADJUSTMENTS TABLE Comparables Indicated Value			
Value Reconciliation			
Selected Approach Cost Approach Improvements Lot Value 199 Indicated Value 199 0.00 Per SqFt Aground Value Site Improvements Total Value 199 0.00 Total Value Per SqFt			
Cost Approach Manual : 01/2025			
Base Cost 0.00 Roofing Adj + 0.00 Subfloor Adj + 0.00 Heat/Cool Adj + 0.00 Plumbing Adj + 0.00 Basement Adj + 0.00 Adj Base Cost = 0.00 Total Area x Adjusted Cost = 0	Total Misc Impr + 0 Garage Cost + Total RCN = 0 Depreciation (0%) - 0 Lump Sums + 0 RCNLD = Lot Value + 199 Indicated Value = 199 Value Per SqFt 0.00		

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value