



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 12:36:20
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| Assessment Data | | | | Primary Image | | | | | | |
|--|--|-----------------------|-----------|------------------|-------------|------------------|---------------|---------------|-------------|--|
| Account | 660005196 | | | No Image On File | | | | | | |
| Parcel ID | 000000-00-0-00492-020-0004 | | | | | | | | | |
| Cadastral ID | 06-21-15-04200 | | | | | | | | | |
| 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 | 0004 / 0020 | 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: 36.32888585 -95.75206110 | | | | Building Permits | | | | | | |
| LOT 4 BLOCK 20 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 | 2025-660005196 | TYANN DEVELOPMENT INC | | | 7 | 199 | 0 | 22 | 2.00 | |
| 2024 | 2024-660005196 | TYANN DEVELOPMENT INC | | | 7 | 29,693 | 0 | 23 | 2.00 | |
| 2023 | 2023-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 22 | 2.00 | |
| 2022 | 2022-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 21 | 2.00 | |
| 2021 | 2021-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 20 | 2.00 | |
| 2020 | 2020-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 19 | 2.00 | |
| 2019 | 2019-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 18 | 2.00 | |
| 2018 | 2018-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 17 | 2.00 | |
| 2017 | 2017-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 17 | 2.00 | |
| 2016 | 2016-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 16 | 2.00 | |
| 2015 | 2015-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 15 | 1.00 | |
| 2014 | 2014-660005196 | TYANN DEVELOPMENT INC | | | 7 | 625 | 0 | 15 | 1.00 | |
| 2013 | 2013-660005196 | 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 | 0.3262 | | | | | | | |
| Topography | | | | | | | | |
| Street Access | | | | | | | | |
| Utilities | | | | | | | | |
| Amenities | | 0 | | | | | | |
| | | 0 | | | | | | |
| Method | Square-Foot | | | | | | | |
| Base Lot Value | 14,207.00 x 199.00 = 199 | | | | | | | |
| Factor Value | | | | | | | | |
| Adjustments | 1.0000 | | | | | | | |
| Lot Value | 199 | | | | | | | |
| Residential Data | | | | GRM Approach | | | | |
| Type | | | | GRM Code | | | | |
| Condition | - | | | Gross Rent | 0.00 | | | |
| Quality | - | | | Indicated Value | | | | |
| Architecture | | | | Multiple Regression | | | | |
| Style | | | | MRA Code | | | | |
| Exterior Wall | | | | Adjusted R | | | | |
| Base/Total Area / | | | | Indicated Value | | | | |
| Style | | | | Direct Comparables | | | | |
| HVAC | | | | Selection Model | DEFAULT DEFAULT SELECTION MODEL | | | |
| Roof Cover | | | | Adjustment Model | DEFAULT DEFAULT ADJUSTMENTS TABLE | | | |
| Area on Slab | | | | Comparables | | | | |
| Fixture/RghIn / | | | | Indicated Value | | | | |
| Bed/F/H Bath / / | | | | Value Reconciliation | | | | |
| Basement Area | | | | Selected Approach | Cost Approach | | | |
| Garage Type | | | | Improvements | | | | |
| Remodel | | | | Lot Value | 199 | | | |
| Year/Eff Age / | | | | Indicated Value | 199 0.00 Per SqFt | | | |
| Cost Approach | | | | Value Reconciliation | | | | |
| Manual : 01/2025 | | | | | | | | |
| 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 | + 199 | | | | | |
| Total Area | x | Indicated Value | = 199 | | | | | |
| Adjusted Cost | = 0 | Value Per SqFt | 0.00 | | | | | |
| Miscellaneous Improvements | | | | | | | | |
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |