




# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image				
<b>Account</b> 660005502 <b>Parcel ID</b> 000000-00-0-00708-008-0001 <b>Cadastral ID</b> 06-21-15-07370 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 4 <b>Tax Area</b> 7 - OWASSO/LIMESTONE FIRE <b>Name ID</b> 114074 COPE, FRANK E & PEGGY FAYE COPE LIVING TRUST 19024 S ELM RD CLAREMORE OK 74019-0000									
<b>Parcel Location</b> <b>Situs</b> 19024 S ELM RD <b>Subdivision</b> ROLLING MEADOWS PARK <b>Lot/Block</b> 0001 / 0008 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 6 / 21 / 15 / 5 <b>Neighborhood</b> 1107 - R-V04-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS									
<b>Legal Description</b> Lat/Long: 36.33598672 -95.74864617					<b>Building Permits</b>				
LOT 1 BLOCK 8 ROLLING MEADOWS PARK					<b>Number</b>	<b>Description</b>	<b>Opened</b>	<b>Closed</b>	<b>Amount</b>
					7650	POLE BARN R4	09/2002	03/2004	7,200
<b>Exemptions</b>					<b>Sale History</b>				
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>
H	Homestead	Yes	1,000	1,000					
<b>Parcel Valuation</b>									
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	108.538	<b>Current Tax</b>
Remove Cap	0	<b>Land Value</b>	76,309	19,417	11%	2,136	<b>Assessed</b>	4,986	541.17
Year Frozen	2011	<b>Improvements</b>	101,801	25,904		2,850	<b>Penalty</b>	0	
Uncapped Value	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	1,000	-97.00
TIF Project ID	0	<b>Total Value</b>	178,110	45,321		4,986	<b>Total Taxable</b>	3,986	444.00
<b>Assessment History</b>									
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>
2025	2025-660005502	COPE, FRANK E &			7	174,704	1000	3,986	443.00
2024	2024-660005502	COPE, FRANK E SR			7	181,194	1000	3,985	454.00
2023	2023-660005502	COPE, FRANK E SR			7	125,630	1000	3,985	444.00
2022	2022-660005502	COPE, FRANK E SR			7	124,387	1000	3,985	461.00
2021	2021-660005502	COPE, FRANK E SR			7	125,202	1000	3,986	457.00
2020	2020-660005502	COPE, FRANK E SR			7	125,473	1000	3,985	456.00
2019	2019-660005502	COPE, FRANK E SR			7	120,546	1000	3,985	456.00
2018	2018-660005502	COPE, FRANK E SR			7	119,048	1000	3,985	442.00
2017	2017-660005502	COPE, FRANK E SR			7	117,967	1000	3,985	446.00
2016	2016-660005502	COPE, FRANK E SR			7	115,931	1000	3,985	446.00
2015	2015-660005502	COPE, FRANK E SR			7	114,927	1000	3,985	449.00
2014	2014-660005502	COPE, FRANK E SR			7	118,260	1000	3,985	452.00
2013	2013-660005502	COPE, FRANK E SR			7	114,873	1000	3,985	444.00



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Lot Data		Square-Foot - NBHD 1107 #1	
Lot Size			
Lot Count			
Units Buildable	103242		
Non-Ag Acres	2.2072		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY	0	0
Method	Square-Foot		
Base Lot Value	96,146.00 x .79 = 76,309		
Factor Value			
Adjustments	1.0000		
Lot Value	76,309		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,056 / 1,056
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	4 /
Bed/F/H Bath	3 / 1.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1978 / 36

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	103,419	97.93	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	2		
Indicated Value	216,340		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	114.44	Total Misc Impr	+ 3,424				
Roofing Adj	+ 4.85	Garage Cost	+ 3,424				
Subfloor Adj	+ 1.28	Total RCN	= 148,444				
Heat/Cool Adj	+ 11.47	Depreciation ( 45%)	- 66,800				
Plumbing Adj	+ 5.29	Lump Sums	+ 6,371				
Basement Adj	+ 0.00	RCNLD	= 88,015				
Adj Base Cost	= 137.33	Lot Value	+ 76,309				
Total Area	x 1,056	Indicated Value	= 164,324				
Adjusted Cost	= 145,020	Value Per SqFt	155.61				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	88,015		
Lot Value	76,309		
Indicated Value	164,324	155.61	Per SqFt
Agland Value			
Site Improvements	13,786		
Total Value	178,110	168.66	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	13077	18x8		144	23.78		3,424
WODC	WOOD DECK - COVERED	139394	20x8		160	39.82		6,371



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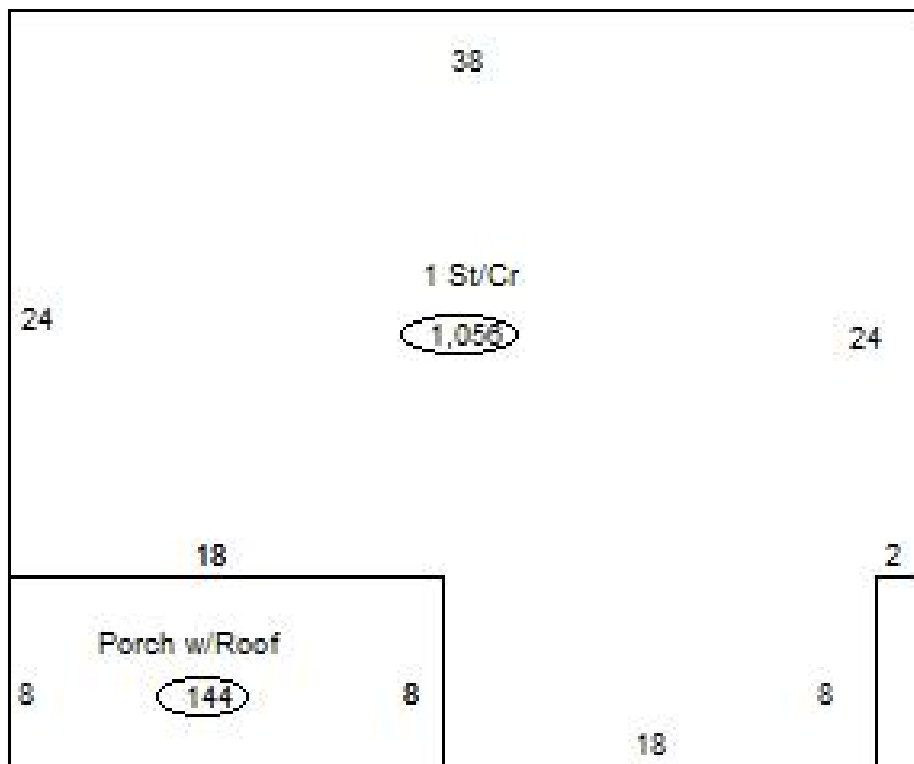
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Sketch Image

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### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Crawl	13	1 St/Cr	1,056	1.000	1,056
2	M	PRCH		13	SLBC	144	1.000	144
3	M	WODC		13	WODC	160	1.000	160
<b>Total Building Area</b>						1,056		1,056



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### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	BARN BARN Qual 3	Cond 3	28x30x0 Year		Eff Age	840
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (35% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (10.48 x 840)		8,803		8,803	3,081	5,722
	DTGF DETACHED GARAGE FAIR Qual 2	Cond 3	24x30x0 Year		Eff Age	720
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (30% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (16.00 x 720)		11,520		11,520	3,456	8,064
	LF LOAFING SHED Qual	Cond	0x0x0 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 (4.26 x )						