



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image									
Account	660019252													
Parcel ID	21N15E-22-4-00000-000-0000													
Cadastral ID	22-21-15-00600													
Property Type	REAL - Real Property													
Property Class	RA	VI Area 4												
Tax Area	23 - CATOOSA RURAL/LIME FIRE													
Name ID	265626													
CORNERSTONE CENTER INC														
PO BOX 572 OWASSO OK 74055-0000														
Parcel Location														
Situs														
Subdivision														
Lot/Block	/	Parcel Size	353.65 - Acres											
Sec/Twn/Rng	22 / 21 / 15 / 4													
Neighborhood	6070 - UNPLATTED													
School District	S002 - CATOOSA SCHOOLS													
Legal Description Lat/Long: 36.28262802 -95.69478601														
S2 OF SECTION & LOT 4														
Building Permits														
<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					
					2285/335	SOKOLOSKY, DOMINIC & SHIRLEY	11/13/2012	0	4					
					2285/326	SOKOLOSKY, D M &	10/25/2012	0	4					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	103.438	Current Tax						
Remove Cap	0	Land Value 77,145	77,145	11%	8,486	Assessed	12,009	1,242.19						
Year Frozen	0	Improvements 32,031	32,031		3,523	Penalty	0							
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00						
TIF Project ID	0	Total Value 109,176	109,176		12,009	Total Taxable	12,009	1,242.00						
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660019252	CORNERSTONE CENTER INC	23	110,741	0	12,124	1,254.00							
2024	2024-660019252	CORNERSTONE CENTER INC	23	107,008	0	11,771	1,233.00							
2023	2023-660019252	CORNERSTONE CENTER INC	23	105,484	0	11,604	1,173.00							
2022	2022-660019252	CORNERSTONE CENTER INC	23	105,484	0	11,604	1,176.00							
2021	2021-660019252	CORNERSTONE CENTER INC	23	103,329	0	11,366	1,162.00							
2020	2020-660019252	CORNERSTONE CENTER INC	23	102,873	0	11,316	1,163.00							
2019	2019-660019252	CORNERSTONE CENTER INC	23	101,569	0	11,173	1,161.00							
2018	2018-660019252	CORNERSTONE CENTER INC	23	102,885	0	11,317	1,169.00							
2017	2017-660019252	CORNERSTONE CENTER INC	23	101,993	0	11,220	1,173.00							
2016	2016-660019252	CORNERSTONE CENTER INC	23	101,993	0	11,220	1,158.00							
2015	2015-660019252	CORNERSTONE CENTER INC	23	101,569	0	11,173	1,159.00							
2014	2014-660019252	CORNERSTONE CENTER INC	23	103,922	0	11,431	1,197.00							
2013	2013-660019252	CORNERSTONE CENTER INC	23	103,922	0	11,431	1,186.00							



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Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)
Lot Size		
Lot Count		
Units Buildable		
Non-Ag Acres	0	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Units-Buildable	
Base Lot Value		
Factor Value		
Adjustments		
Lot Value		



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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	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	
Lot Value	
Indicated Value	0.00 Per SqFt
Agland Value	77,145
Site Improvements	32,031
Total Value	109,176 0.00 Total Value Per SqFt

Cost Approach		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	+ 0
Total Area	x	Indicated Value	= 0
Adjusted Cost	= 0	Value Per SqFt	0.00

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units	
	BARN	BARN	0x0x0			2,112	
	Qual 3	Cond 3	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (90% Phys/ % Func)	RCNLD	
	Base Cost (9.05 x 2,112)		19,114		19,114	17,203	1,911
	BARN	BARN	0x0x0			5,000	
	Qual 3	Cond 3	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (40% Phys/ % Func)	RCNLD	
	Base Cost (7.85 x 5,000)		39,250		39,250	15,700	23,550
	LT	LEAN-TO	0x0x0			5,000	
	Qual 3	Cond 3	Year	Eff Age			
	Valuation Summary		Modifier Total	RCN	Depr (55% Phys/ % Func)	RCNLD	
	Base Cost (2.92 x 5,000)		14,600		14,600	8,030	6,570



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	TMBR	51			8.086	92	92	742	742
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			.192	122	122	24	24
DNB	DENNIS SILT LOAM 1-3% SLO	TMBR	80			2.335	144	144	336	336
DNB	DENNIS SILT LOAM 1-3% SLO	NTV PST	80			10.093	192	192	1,938	1,938
OS	OSAGE CLAY	CLT LND	58			138.967	203	203	28,210	28,210
OS	OSAGE CLAY	TMBR	58			60.413	104	104	6,307	6,307
SO	SOGN SOILS	TMBR	15			7.744	27	27	209	209
VD	VERDIGRIS SILT LOAM	CLT LND	95			14.021	333	333	4,662	4,662
VE	VERDIGRIS CLAY LOAM	CLT LND	90			109.329	315	315	34,439	34,439
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47			1.604	85	85	136	136
VF	VERDIGRIS SOILS FREQUENTL	CLT LND	47			.865	165	165	142	142
CLT LND Totals						353.650			77,145	77,145
Total Agland						353.650			77,145	77,145