



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 00:47:17
 Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660024878 Parcel ID 000000-00-0-00762-002-0004 Cadastral ID 29-21-16-05620 Property Type REAL - Real Property Property Class RRP VI Area 1 Tax Area 21 - CLAREMORE RURAL/VERD FIR Name ID 97354 COTTLE, WALTER 11806 E SOUTHERN HILLS RD CLAREMORE OK 74019-0000 Parcel Location Situs 11806 E SOUTHERN HILLS RD Subdivision SOUTHERN HILLS ESTS Lot/Block 0004 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 29 / 21 / 16 / 5 Neighborhood 1121 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS																																																																																																																									
Legal Description Lot/Long: 36.26977244 -95.61892306 LOT 4 LESS ELY 50' BLOCK 2 SOUTHERN HILLS EST.																																																																																																																									
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	1,000	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																																																																																																	
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>109.172</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>0</td> <td>Land Value 131,865</td> <td>23,043</td> <td>11%</td> <td>2,535</td> <td>Assessed</td> <td>15,423</td> <td>1,683.76</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 134,644</td> <td>117,163</td> <td></td> <td>12,888</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>1,000</td> <td>-92.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 266,509</td> <td>140,206</td> <td></td> <td>15,423</td> <td>Total Taxable</td> <td>14,423</td> <td>1,592.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	109.172	Current Tax	Remove Cap	0	Land Value 131,865	23,043	11%	2,535	Assessed	15,423	1,683.76	Year Frozen	0	Improvements 134,644	117,163		12,888	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-92.00	TIF Project ID	0	Total Value 266,509	140,206		15,423	Total Taxable	14,423	1,592.00	Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code																																																														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	109.172	Current Tax																																																																																																																	
Remove Cap	0	Land Value 131,865	23,043	11%	2,535	Assessed	15,423	1,683.76																																																																																																																	
Year Frozen	0	Improvements 134,644	117,163		12,888	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-92.00																																																																																																																	
TIF Project ID	0	Total Value 266,509	140,206		15,423	Total Taxable	14,423	1,592.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>262,181</td><td>1000</td><td>13,974</td><td>1,543.00</td></tr> <tr><td>2024</td><td>2024-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>271,762</td><td>1000</td><td>13,537</td><td>1,401.00</td></tr> <tr><td>2023</td><td>2023-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>138,713</td><td>1000</td><td>13,114</td><td>1,346.00</td></tr> <tr><td>2022</td><td>2022-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>138,770</td><td>1000</td><td>12,703</td><td>1,317.00</td></tr> <tr><td>2021</td><td>2021-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>145,918</td><td>1000</td><td>12,304</td><td>1,223.00</td></tr> <tr><td>2020</td><td>2020-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>147,023</td><td>1000</td><td>11,917</td><td>1,224.00</td></tr> <tr><td>2019</td><td>2019-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>140,063</td><td>1000</td><td>11,540</td><td>1,198.00</td></tr> <tr><td>2018</td><td>2018-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>146,273</td><td>1000</td><td>11,175</td><td>1,158.00</td></tr> <tr><td>2017</td><td>2017-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>145,090</td><td>1000</td><td>10,820</td><td>1,115.00</td></tr> <tr><td>2016</td><td>2016-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>141,314</td><td>1000</td><td>10,477</td><td>1,100.00</td></tr> <tr><td>2015</td><td>2015-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>136,907</td><td>1000</td><td>10,143</td><td>1,028.00</td></tr> <tr><td>2014</td><td>2014-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>139,536</td><td>1000</td><td>9,817</td><td>1,021.00</td></tr> <tr><td>2013</td><td>2013-660024878</td><td>COTTLE, WALTER</td><td>21</td><td>131,486</td><td>1000</td><td>9,503</td><td>978.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660024878	COTTLE, WALTER	21	262,181	1000	13,974	1,543.00	2024	2024-660024878	COTTLE, WALTER	21	271,762	1000	13,537	1,401.00	2023	2023-660024878	COTTLE, WALTER	21	138,713	1000	13,114	1,346.00	2022	2022-660024878	COTTLE, WALTER	21	138,770	1000	12,703	1,317.00	2021	2021-660024878	COTTLE, WALTER	21	145,918	1000	12,304	1,223.00	2020	2020-660024878	COTTLE, WALTER	21	147,023	1000	11,917	1,224.00	2019	2019-660024878	COTTLE, WALTER	21	140,063	1000	11,540	1,198.00	2018	2018-660024878	COTTLE, WALTER	21	146,273	1000	11,175	1,158.00	2017	2017-660024878	COTTLE, WALTER	21	145,090	1000	10,820	1,115.00	2016	2016-660024878	COTTLE, WALTER	21	141,314	1000	10,477	1,100.00	2015	2015-660024878	COTTLE, WALTER	21	136,907	1000	10,143	1,028.00	2014	2014-660024878	COTTLE, WALTER	21	139,536	1000	9,817	1,021.00	2013	2013-660024878	COTTLE, WALTER	21	131,486	1000	9,503	978.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660024878	COTTLE, WALTER	21	262,181	1000	13,974	1,543.00																																																																																																																		
2024	2024-660024878	COTTLE, WALTER	21	271,762	1000	13,537	1,401.00																																																																																																																		
2023	2023-660024878	COTTLE, WALTER	21	138,713	1000	13,114	1,346.00																																																																																																																		
2022	2022-660024878	COTTLE, WALTER	21	138,770	1000	12,703	1,317.00																																																																																																																		
2021	2021-660024878	COTTLE, WALTER	21	145,918	1000	12,304	1,223.00																																																																																																																		
2020	2020-660024878	COTTLE, WALTER	21	147,023	1000	11,917	1,224.00																																																																																																																		
2019	2019-660024878	COTTLE, WALTER	21	140,063	1000	11,540	1,198.00																																																																																																																		
2018	2018-660024878	COTTLE, WALTER	21	146,273	1000	11,175	1,158.00																																																																																																																		
2017	2017-660024878	COTTLE, WALTER	21	145,090	1000	10,820	1,115.00																																																																																																																		
2016	2016-660024878	COTTLE, WALTER	21	141,314	1000	10,477	1,100.00																																																																																																																		
2015	2015-660024878	COTTLE, WALTER	21	136,907	1000	10,143	1,028.00																																																																																																																		
2014	2014-660024878	COTTLE, WALTER	21	139,536	1000	9,817	1,021.00																																																																																																																		
2013	2013-660024878	COTTLE, WALTER	21	131,486	1000	9,503	978.00																																																																																																																		




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 00:47:17
 Page 2

Lot Data	Square-Foot - NBHD 1121 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 2.0544 Topography Street Access Utilities Amenities LAND QUALITY 0 1/2 LOT 0 Method Square-Foot Base Lot Value 89,489.00 x 1.47 = 131,865 Factor Value Adjustments 1.0000 Lot Value 131,865		 <p>\\tsclient\A\TOMMY DUNLAP\New folder (233)\IMG_0027.JPG 7/20/2023</p>

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,740 / 1,740
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	525 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1970 / 42

Cost Approach		Manual : 01/2025	
Base Cost	110.69	Total Misc Impr	+ 7,854
Roofing Adj	+ 4.84	Garage Cost	+ 16,559
Subfloor Adj	+ 0.00	Total RCN	= 258,930
Heat/Cool Adj	+ 12.64	Depreciation (48%)	- 124,286
Plumbing Adj	+ 6.61	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 134,644
Adj Base Cost	= 134.78	Lot Value	+ 131,865
Total Area	x 1,740	Indicated Value	= 266,509
Adjusted Cost	= 234,517	Value Per SqFt	153.17

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	192,712	110.75	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	3
Indicated Value	220,800 Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	134,644		
Lot Value	131,865		
Indicated Value	266,509	153.17	Per SqFt
Agland Value			
Site Improvements			
Total Value	266,509	153.17	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,615.40		5,615
PATO	SLAB PORCH - OPEN	61102	19x10		190	10.65		2,024
PRCH	SLAB PORCH - COVERED	61103	4x2		8	26.90		215



Rogers



Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 00:47:17
Page 4

660024878

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					
	CP	CARPORT DIRT	0x0x0			
	Qual		Cond	Year	Eff Age	
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (3.50 x)					