



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 06:22:12
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Assessment Data					Primary Image				
Account	660072970				No Image On File				
Parcel ID	21N16E-36-3-00000-000-0000								
Cadastral ID	36-21-16-00410								
Property Type	REAL - Real Property								
Property Class	RR	VI Area 1							
Tax Area	5 - JUSTUS RURAL/NO FIRE								
Name ID	270586								
BISWELL, BESSIE A, LLC THE									
PO BOX 1168 CLAREMORE OK 74018-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size 2.99 - Acres							
Sec/Twn/Rng	36 / 21 / 16 / 3								
Neighborhood	2116 - UNPLATTED								
School District	S009 - JUSTUS-TIAWAH SCHOOLS								
Legal Description Lat/Long: 36.25360189 -95.56058452									
TH PT OF W2 SW LYING W OF HWY 88 ROW & N TULSA WATER/L ROW; LESS TR TO STATE HWY 88 DESC IN WD 1719/781 CONTAINING 3 AC MOL.					Building Permits				
					Number	Description	Opened	Closed	Amount
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					1155/915	YORK, DICK CO-TRUSTEE & JIM SEIF	02/10/1999	60,000	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax
Remove Cap	2000	Land Value	60,806	42,779	11%	4,706	Assessed	4,706	390.83
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	60,806	42,779		4,706	Total Taxable	4,706	391.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660072970	BISWELL, BESSIE A, LLC THE			5	60,806	0	4,482	372.00
2024	2024-660072970	BISWELL, BESSIE A, LLC THE			5	60,806	0	4,268	356.00
2023	2023-660072970	BISWELL, BESSIE A, LLC THE			5	36,955	0	4,065	338.00
2022	2022-660072970	BISWELL, BESSIE A, LLC THE			5	36,955	0	4,065	338.00
2021	2021-660072970	BISWELL, BESSIE A, LLC THE			5	36,955	0	3,912	332.00
2020	2020-660072970	BISWELL, BESSIE A, LLC THE			5	35,960	0	3,725	315.00
2019	2019-660072970	BISWELL, BESSIE A, LLC THE			5	34,460	0	3,548	307.00
2018	2018-660072970	BISWELL, BESSIE A, LLC THE			5	34,460	0	3,379	293.00
2017	2017-660072970	BISWELL, BESSIE A, LLC THE			5	34,460	0	3,218	262.00
2016	2016-660072970	BISWELL, BESSIE A, LLC THE			5	34,460	0	3,065	261.00
2015	2015-660072970	BISWELL, BESSIE A, LLC THE			5	34,460	0	2,919	247.00
2014	2014-660072970	BISWELL, BESSIE A, LLC THE			5	34,460	0	2,780	239.00
2013	2013-660072970	BISWELL, BESSIE A, LLC THE			5	34,460	0	2,648	231.00



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Lot Data		Square-Foot - NBHD 2116 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	2.3796							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY	0	0					
Method	Square-Foot							
Base Lot Value	103,655.00 x .59 = 60,806							
Factor Value				GRM Approach				
Adjustments	1.0000			GRM Code				
Lot Value	60,806			Gross Rent	0.00			
Residential Data				Indicated Value				
Type				Multiple Regression				
Condition	-			MRA Code				
Quality	-			Adusted R				
Architecture				Indicated Value				
Style				Direct Comparables				
Exterior Wall				Selection Model	A Adam Test			
Base/Total Area /				Adjustment Model	NewTest			
Style				Comparables				
HVAC				Indicated Value				
Roof Cover				Value Reconciliation				
Area on Slab				Selected Approach Cost Approach				
Fixture/RghIn /				Improvements				
Bed/F/H Bath / /				Lot Value	60,806			
Basement Area				Indicated Value	60,806	0.00	Per SqFt	
Garage Type				Agland Value				
Remodel				Site Improvements				
Year/Eff Age /				Total Value	60,806	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	+ 60,806					
Total Area	x	Indicated Value	= 60,806					
Adjusted Cost	= 0	Value Per SqFt	0.00					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value