



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:28:57
Page 1

| Assessment Data | | | | | Primary Image | | | | |
|--|-------------------------------|-----------------------------|-----------|-----------|-------------------------|-----------------------------|---------------|---------------|-------------|
| Account | 660095238 | | | | No Image On File | | | | |
| Parcel ID | 23N16E-09-1-00000-000-0002 | | | | | | | | |
| Cadastral ID | 09-23-16-00417 | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | |
| Property Class | RR | VI Area 2 | | | | | | | |
| Tax Area | 71 - CHELSEA RURAL/FOYIL FIRE | | | | | | | | |
| Name ID | 331880 | | | | | | | | |
| MINSON, SHANDA | | | | | | | | | |
| 8690 S COYOTE HILLS DR CLAREMORE OK 74017-0000 | | | | | | | | | |
| Parcel Location | | | | | | | | | |
| Situs | 08711 S COYOTE HILLS DR | | | | | | | | |
| Subdivision | | | | | | | | | |
| Lot/Block | / | Parcel Size .63 - Acres | | | | | | | |
| Sec/Twn/Rng | 9 / 23 / 16 / 1 | | | | | | | | |
| Neighborhood | 4050 - CHELSEA FOYIL RURAL | | | | | | | | |
| School District | S003 - CHELSEA SCHOOLS | | | | | | | | |
| Legal Description Lat/Long: 36.48540799 -95.60220632 | | | | | | | | | |
| .63 AC M/L DESC AS: COMM SE/C LOT 25 COYOTE HILLS ESTATES; S60-20-10W 78.04 ALG S/L LOT 25; S35-58-19E 403.88'; S54-01-41W 41 03' TO POB; S32-28-45E 175.57'; S56-48-08W 161.93'; N37-38-05W 33 43'; N26-03-46W 135.02'; N54-01-41E 150' TO POB. | | | | | Building Permits | | | | |
| | | | | | Number | Description | Opened | Closed | Amount |
| Exemptions | | | | | Sale History | | | | |
| Code | Type | Active | Maximum | Exemption | Bk/Pg | Grantor | Date | Price | Code |
| | | | | | / | POPPELL, DAVID J & CONNIE L | 09/28/2020 | 500 | WB |
| | | | | | 2281/795 | BROWN, GLENN & REBA | 10/29/2012 | 5,500 | YES |
| Parcel Valuation | | | | | | | | | |
| Source | REAL | | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 95.740 | Current Tax |
| Remove Cap | 2021 | Land Value | 17,624 | 12,251 | 11% | 1,348 | Assessed | 1,348 | 129.06 |
| 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 | 17,624 | 12,251 | | 1,348 | Total Taxable | 1,348 | 129.00 |
| Assessment History | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | | | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax |
| 2025 | 2025-660095238 | MINSON, SHANDA | | | 71 | 17,135 | 0 | 1,283 | 123.00 |
| 2024 | 2024-660095238 | MINSON, SHANDA | | | 71 | 17,135 | 0 | 1,222 | 119.00 |
| 2023 | 2023-660095238 | MINSON, SHANDA | | | 71 | 11,240 | 0 | 1,164 | 115.00 |
| 2022 | 2022-660095238 | MINSON, SHANDA | | | 71 | 10,080 | 0 | 1,109 | 110.00 |
| 2021 | 2021-660095238 | MINSON, SHANDA | | | 71 | 10,080 | 0 | 1,109 | 111.00 |
| 2020 | 2020-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 10,080 | 0 | 928 | 94.00 |
| 2019 | 2019-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 8,190 | 0 | 884 | 91.00 |
| 2018 | 2018-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 8,190 | 0 | 842 | 86.00 |
| 2017 | 2017-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 8,190 | 0 | 802 | 82.00 |
| 2016 | 2016-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 8,190 | 0 | 764 | 80.00 |
| 2015 | 2015-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 8,190 | 0 | 728 | 75.00 |
| 2014 | 2014-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 6,300 | 0 | 693 | 74.00 |
| 2013 | 2013-660095238 | POPPELL, DAVID J & CONNIE L | | | 71 | 6,300 | 0 | 693 | 72.00 |



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 08:28:57
 Page 2

| Lot Data | Square-Foot - NBHD 4050 #1 | Primary Image |
|-----------------|----------------------------|---------------|
| Lot Size | | |
| Lot Count | | |
| Units Buildable | | |
| Non-Ag Acres | 0 | |
| Topography | | |
| Street Access | | |
| Utilities | | |
| Amenities | LAND QUALITY | |
| | 0 | |
| | 0 | |
| Method | Square-Foot | |
| Base Lot Value | 24,478.00 x .72 = 17,624 | |
| Factor Value | | |
| Adjustments | 1.0000 | |
| Lot Value | 17,624 | |

| 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 | |

| 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 | + 17,624 |
| Total Area | x | Indicated Value | = 17,624 |
| Adjusted Cost | = 0 | Value Per SqFt | 0.00 |

| Value Reconciliation | | | |
|----------------------|---------------|------|----------------------|
| Selected Approach | Cost Approach | | |
| Improvements | | | |
| Lot Value | 17,624 | | |
| Indicated Value | 17,624 | 0.00 | Per SqFt |
| Agland Value | | | |
| Site Improvements | | | |
| Total Value | 17,624 | 0.00 | Total Value Per SqFt |

| Miscellaneous Improvements | | | | | | | | |
|----------------------------|-------------|-----------|------|------|-------|-----------|------|-------|
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |