



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:29:08
Page 1

Assessment Data				Primary Image						
Account	660100219			No Image On File						
Parcel ID	21N17E-07-2-00000-000-0099									
Cadastral ID	07-21-17-00110									
Property Type	REAL - Real Property									
Property Class	RA	VI Area	3							
Tax Area	93 - JUSTUS/TRI-DISTRICT FIRE									
Name ID	262177									
CUTSINGER, TIMOTHY L										
16813 E 480 RD CLAREMORE OK 74019-0000										
Parcel Location										
Situs										
Subdivision										
Lot/Block	/	Parcel Size	105.11 - Acres							
Sec/Twn/Rng	7 / 21 / 17 / 2									
Neighborhood	2117 - UNPLATTED									
School District	S009 - JUSTUS-TIAWAH SCHOOLS									
Legal Description Lat/Long: 36.32007018 -95.53263154				Building Permits						
TR BEG NE/C NW; S88.3020W 1320.19'; S01.1839E 1320.69'; N88.3033E 1320.52'; N88.3100E 1982.80'; N01.2844W 660.32'; N88.3106E 660.34'; N01.3149W 330.15'; S88.3110W 660.05'; N01.2844W 330.16'; S88 3113W 1979.25' TO POB.				Number	Description	Opened	Closed	Amount		
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
					2625/841	OLSON, STELLA MARIE	04/14/2017	368,000	YES	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	93.050	Current Tax	
Remove Cap	2018	Land Value	7,887	7,887	11%	868	Assessed	868	80.77	
Year Frozen		Improvements	0	0		0	Penalty	0		
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00	
TIF Project ID	0	Total Value	7,887	7,887		868	Total Taxable	868	81.00	
Assessment History										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660100219	CUTSINGER, TIMOTHY L			93	12,841	0	1,413	131.00	
2024	2024-660100219	CUTSINGER, TIMOTHY L			93	12,841	0	1,413	141.00	
2023	2023-660100219	CUTSINGER, TIMOTHY L			93	12,841	0	1,413	141.00	
2022	2022-660100219	CUTSINGER, TIMOTHY L			93	12,841	0	1,413	141.00	
2021	2021-660100219	CUTSINGER, TIMOTHY L			93	12,841	0	1,413	143.00	
2020	2020-660100219	CUTSINGER, TIMOTHY L			93	12,841	0	1,413	138.00	
2019	2019-660100219	CUTSINGER, TIMOTHY L			93	12,841	0	1,413	140.00	
2018	2018-660100219	CUTSINGER, TIMOTHY L			93	12,848	0	1,413	140.00	
2017	2017-660100219	CUTSINGER, TIMOTHY L			93	12,848	0	1,413	133.00	



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 Time 09:29:08
 Page 2

Lot Data		Units-Buildable - UNPLATTED (UNITS BUILDABLE)		Primary Image				
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								
Residential Data				GRM Approach				
Type				GRM Code				
Condition	-			Gross Rent	0.00			
Quality	-			Indicated Value				
Architecture				Multiple Regression				
Style				MRA Code				
Exterior Wall				Adusted R				
Base/Total Area	/			Indicated Value				
Style				Direct Comparables				
HVAC				Selection Model	1 Res			
Roof Cover				Adjustment Model	A2 AO Test			
Area on Slab				Comparables				
Fixture/RghIn	/			Indicated Value				
Bed/F/H Bath	/ /			Value Reconciliation				
Basement Area				Selected Approach	Cost Approach			
Garage Type				Improvements				
Remodel				Lot Value				
Year/Eff Age	/			Indicated Value	0.00 Per SqFt			
Cost Approach		Manual : 01/2025		Agland Value	7,887			
Base Cost	0.00	Total Misc Impr	+ 0	Site Improvements				
Roofing Adj	+ 0.00	Garage Cost	+ 0	Total Value	7,887 0.00 Total Value Per SqFt			
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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Date 04/18/2026
Time 09:29:08
Page 3

Agland Inventory

660100219

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	TMBR	51			23.385	92	92	2,147	2,147
BDC2	BATES-DENNIS SOILS 3-5% S	TMBR	59			23.299	106	106	2,474	2,474
BR	BREAKS-ALLUVIAL LAND COMP	TMBR	30			19.068	54	54	1,030	1,030
CO	COLLINSVILLE STONY LOAM	TMBR	22			27.977	40	40	1,108	1,108
DBC	DENNIS-BATES COMPLEX 2-5%	TMBR	60			6.238	108	108	674	674
DNB	DENNIS SILT LOAM 1-3% SLO	TMBR	80			1.602	144	144	231	231
ER	ERODED LOAMY LAND	TMBR	35			3.541	63	63	223	223
TMBR Totals						105.110			7,887	7,887
Total Agland						105.110			7,887	7,887