



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 10:37:32
Page 1

Assessment Data				Primary Image					
Account	660105905			No Image On File					
Parcel ID	22N15E-30-1-00000-003-0000								
Cadastral ID	30-22-15-00330								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	28 - COLLINSVILLE/LIME FIRE								
Name ID	339474								
MADISON, JAMES KELLY & BETH SELENE									
17755 S RANCH RD CLAREMORE OK 74019-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size	2.1 - Acres						
Sec/Twn/Rng	30 / 22 / 15 / 1								
Neighborhood	6020 - UNPLATTED								
School District	S026 - COLLINSVILLE SCHOOLS								
Legal Description Lat/Long: 36.35490615 -95.74083315									
ONLY THAT PORTION CONTAINED IN SECTION 30 OF THE TR DESC 2021-015561 AS COMM SE/C SE SEC 30; N01.2436E 1211.38' TO POB; N61.1041W 460.56'; N55.2642E 388.52'; CURVE LEFT RADIUS 750' CENT ANG 06.5453 CHORD BEAR N51.5916E CHORD LENGTH 90.46' ARC DIST 90.51'; CURVE LEFT RAD 750' CENT ANG 10.0431 CHORD BEAR				Building Permits					
				Number	Description	Opened	Closed	Amount	
R21	R23- SPLIT OWNS ADJOINING	09/2021	05/2022						
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	J.K. MADISON LLC	08/25/2022	0	4
					/	THE RANCH AT CANEY RIVER LLC	08/18/2021	195,000	YES
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	112.698	Current Tax
Remove Cap	2022	Land Value	65	58	11%	6	Assessed	6	0.68
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	65	58		6	Total Taxable	6	1.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660105905	MADISON, JAMES KELLY & BETH SELENE	28	57	0	6	1.00		
2024	2024-660105905	MADISON, JAMES KELLY & BETH SELENE	28	57	0	6	1.00		
2023	2023-660105905	MADISON, JAMES KELLY & BETH SELENE	28	57	0	6	1.00		
2022	2022-660105905	MADISON, JAMES KELLY & BETH SELENE	28	57	0	6	1.00		
2021	2021-660105905	J.K. MADISON LLC	28	57	0	6	1.00		



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 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								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			GRM Approach				
Style				GRM Code				
HVAC				Gross Rent	0.00			
Roof Cover				Indicated Value				
Area on Slab				Multiple Regression				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				Direct Comparables				
Remodel				Selection Model	1 Res			
Year/Eff Age	/			Adjustment Model	A2 AO Test			
Cost Approach		Manual : 01/2025		Comparables				
Base Cost	0.00	Total Misc Impr	+ 0	Indicated Value				
Roofing Adj	+ 0.00	Garage Cost	+ 0	Value Reconciliation				
Subfloor Adj	+ 0.00	Total RCN	= 0	Selected Approach	Cost Approach			
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0	Improvements				
Plumbing Adj	+ 0.00	Lump Sums	+ 0	Lot Value				
Basement Adj	+ 0.00	RCNLD	= 0	Indicated Value	0.00 Per SqFt			
Adj Base Cost	= 0.00	Lot Value	+ 0	Agland Value	65			
Total Area	x	Indicated Value	= 0	Site Improvements				
Adjusted Cost	= 0	Value Per SqFt	0.00	Total Value	65 0.00 Total Value Per SqFt			
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Time 10:37:32
Page 3

Agland Inventory

660105905

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CMB	CLAREMORE SILT LOAM 0-3%	TMBR	45			.149	81	81	12	12
SO	SOGN SOILS	TMBR	15			1.952	27	27	53	53
TMBR Totals						2.100			65	65
Total Agland						2.100			65	65