



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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 Time 11:07:21  
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Assessment Data					Primary Image																																																	
<b>Account</b> 660108161 <b>Parcel ID</b> 000223-0005-006-0-000-00 <b>Cadastral ID</b> 02-20-14-06130 <b>Property Type</b> REAL - Real Property <b>Property Class</b> RRP VI Area 3 <b>Tax Area</b> 3 - OWASSO RURAL/NO FIRE <b>Name ID</b> 349277 TETREAUULT FAMILY TRUST  7105 N PINSEEKER PL MERIDIAN ID 83646-0000  <b>Parcel Location</b> <b>Situs</b> 17663 E WHITE TAIL CV <b>Subdivision</b> COVES AT STONE CANYON PHASE I <b>Lot/Block</b> 0006 / 0005 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 2 / 20 / 14 / 5 <b>Neighborhood</b> 1041 - R-V01,4-SW OWASSO <b>School District</b> S021 - OWASSO SCHOOLS					<p>660108161_001.JPG 9/18/2025</p>																																																	
<b>Legal Description</b> Lat/Long: 36.24840759 -95.78184473 LOT 6 BLOCK 5 THE COVES AT STONE CANYON PHASE I																																																						
<b>Exemptions</b>					<b>Building Permits</b>																																																	
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Lot Data		- COVES AT STONE CANYON I DEV DEF		Primary Image				
Lot Size	0 0							
Lot Count	1							
Units Buildable								
Non-Ag Acres	0.8365							
Topography								
Street Access								
Utilities								
Amenities	LOT TYPE 0							
	GATED 0							
Method								
Base Lot Value	36,437.00 x 8,341.00 = 8,341	660108161_001.JPG 9/18/2025						
Factor Value		<b>GRM Approach</b>						
Adjustments	1.0000	GRM Code						
Lot Value	8,341	Gross Rent 0.00						
<b>Residential Data</b>		Indicated Value						
Type		<b>Multiple Regression</b>						
Condition	5 - Very Good	MRA Code AO3 Residential						
Quality	-	Adusted R 0.8747						
Architecture		Indicated Value 121,636 Per SqFt						
Style		<b>Direct Comparables</b>						
Exterior Wall		Selection Model A Adam Test						
Base/Total Area /		Adjustment Model 1 2022 Residential						
Style		Comparables						
HVAC		Indicated Value						
Roof Cover		<b>Value Reconciliation</b>						
Area on Slab		Selected Approach Cost Approach						
Fixture/RghIn /		Improvements						
Bed/F/H Bath / /		Lot Value 8,341						
Basement Area		Indicated Value 8,341 0.00 Per SqFt						
Garage Type		Agland Value						
Remodel		Site Improvements						
Year/Eff Age /		Total Value 8,341 0.00 Total Value Per SqFt						
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
Base Cost	0.00	Total Misc Impr	+	0				
Roofing Adj	+ 0.00	Garage Cost	+					
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	=					
Adj Base Cost	= 0.00	Lot Value	+	8,341				
Total Area	x	Indicated Value	=	8,341				
Adjusted Cost	= 0	Value Per SqFt		0.00				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value