



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 12:47:44
Page 1

Assessment Data					Primary Image				
Account	660029329				No Image On File				
Parcel ID	21N15E-34-2-00000-000-0000								
Cadastral ID	34-21-15-00400								
Property Type	REAL - Real Property								
Property Class	RR	VI Area 4							
Tax Area	4 - VERDIGRIS/VERD FIRE								
Name ID	324517								
WARD, WILLIAM CHARLES & KRISTY L & DANNY ROSS & MERRILY K WARD 7200 E 520 RD CLAREMORE OK 74019-0000									
Parcel Location									
Situs	E 520 RD								
Subdivision									
Lot/Block	/	Parcel Size 6.3 - Acres							
Sec/Twn/Rng	34 / 21 / 15 / 2								
Neighborhood	6090 - UNPLATTED								
School District	S008 - VERDIGRIS SCHOOLS								
Legal Description Lat/Long: 36.26275323 -95.69898715									
TR IN N2 NW DESC; BEG NW/C NE NW TH S89-55-59E 80' TH; S00-12 19W 270'; S89-55-59E 524.16'; TH S29-44-58E 67.23'; TH S08-38-36E 70 59' TH; S04-44-11W 140.61'; TH S34-18-13E 55.02'; TH S23-12-52E 82 44'; TH N89-57-28W 701.40'; N00-12-19E 659.68' TO POB					Building Permits				
					Number	Description	Opened	Closed	Amount
					5146		01/1998	03/1999	
Exemptions					Sale History				
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					2710/836	WARD, WILLIAM CHARLES &	05/10/2018	0	4
					2710/74	BUNCH, STEVEN S &	04/23/2018	120,000	19
					1122/3	WAGONER, JOE M & BETTYE CARL	07/16/1998	47,000	Yes
					1116/129	WAGONER, VIOLA VIVIAN	06/09/1998	19,500	No
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax
Remove Cap	2019	Land Value	99,467	72,249	11%	7,947	Assessed	7,947	827.54
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	99,467	72,249		7,947	Total Taxable	7,947	828.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660029329	WARD, WILLIAM CHARLES &			4	99,467	0	7,569	788.00
2024	2024-660029329	WARD, WILLIAM CHARLES &			4	99,467	0	7,209	691.00
2023	2023-660029329	WARD, WILLIAM CHARLES &			4	62,413	0	6,865	648.00
2022	2022-660029329	WARD, WILLIAM CHARLES &			4	62,252	0	6,848	659.00
2021	2021-660029329	WARD, WILLIAM CHARLES &			4	62,252	0	6,522	610.00
2020	2020-660029329	WARD, WILLIAM CHARLES &			4	60,034	0	6,212	583.00
2019	2019-660029329	WARD, WILLIAM CHARLES &			4	53,780	0	5,916	564.00
2018	2018-660029329	WARD, WILLIAM CHARLES &			4	447	0	49	5.00
2017	2017-660029329	BUNCH, STEVEN S &			4	448	0	49	5.00
2016	2016-660029329	BUNCH, STEVEN S &			4	448	0	49	5.00
2015	2015-660029329	BUNCH, STEVEN S &			4	448	0	49	5.00
2014	2014-660029329	BUNCH, STEVEN S &			4	447	0	49	5.00
2013	2013-660029329	BUNCH, STEVEN S &			4	447	0	49	5.00



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 12:47:44
 Page 2

Lot Data		Square-Foot - NBHD 6090 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	6.3338							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	275,901.00 x .36 = 99,467							
Factor Value								
Adjustments	1.0000							
Lot Value	99,467							
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	/							
Cost Approach		Manual : 01/2025						
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	+	99,467				
Total Area	x	Indicated Value	=	99,467				
Adjusted Cost	= 0	Value Per SqFt		0.00				
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								
Value Reconciliation								
Selected Approach	Cost Approach							
Improvements								
Lot Value	99,467							
Indicated Value	99,467	0.00	Per SqFt					
Agland Value								
Site Improvements								
Total Value	99,467	0.00	Total Value Per SqFt					
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value