



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
Time 18:14:17
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Assessment Data					Primary Image				
Account	660031417				No Image On File				
Parcel ID	21N15E-36-2-00000-000-0000								
Cadastral ID	36-21-15-03300								
Property Type	REAL - Real Property								
Property Class	RC	VI Area	4						
Tax Area	4 - VERDIGRIS/VERD FIRE								
Name ID	337590								
OKUSA PROPERTIES LLC									
5555 STATE ROAD BENSALEM PA 19020-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size	1.97 - Acres						
Sec/Twn/Rng	36 / 21 / 15 / 2								
Neighborhood	5001 - TASC 2016								
School District	S008 - VERDIGRIS SCHOOLS								
Legal Description Lat/Long: 36.26060650 -95.66257207									
Building Permits									
TR IN S2 NE NW BEG: AT SE/C S2 NE NW; W 655.69' TO TRUE POB; N 36-52-36 E 115'; N 53-07-24 W 375.46' TO PT ON ELY ROW/L RD; SWLY ALG SD ELY ROW/L ON A CRV LEFT (RAD=2261.83') 26.16' S 28 26-00 W 334.91' TO PT ON S/BOUND/L SD S2 NE NW; E ALG SD S/BOUND/L 403.9' TO POB					Number	Description	Opened	Closed	Amount
Exemptions									
Sale History									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	UPCO INC	03/02/2022	4,200,000	WG
					/	HAYDEN PRODUCTS LLC	03/02/2022	5,200,000	WG
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax	
Remove Cap	2023	Land Value	29,998	29,998	11%	3,300	Assessed	3,300	343.64
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	29,998	29,998	3,300	Total Taxable	3,300	344.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660031417	OKUSA PROPERTIES LLC	4	29,998	0	3,300	343.00		
2024	2024-660031417	OKUSA PROPERTIES LLC	4	29,998	0	3,300	316.00		
2023	2023-660031417	OKUSA PROPERTIES LLC	4	29,998	0	3,300	312.00		
2022	2022-660031417	OKUSA PROPERTIES LLC	4	29,998	0	3,300	317.00		
2021	2021-660031417	UPCO INC	4	76,098	0	4,352	407.00		
2020	2020-660031417	UPCO INC	4	76,098	0	4,145	389.00		
2019	2019-660031417	UPCO INC	4	76,098	0	3,947	376.00		
2018	2018-660031417	UPCO INC	4	76,098	0	3,759	359.00		
2017	2017-660031417	UPCO INC	4	76,098	0	3,581	342.00		
2016	2016-660031417	UPCO INC	4	76,098	0	3,410	327.00		
2015	2015-660031417	UPCO INC	4	33,095	0	3,248	313.00		
2014	2014-660031417	UPCO INC	4	33,095	0	3,093	283.00		
2013	2013-660031417	UPCO INC	4	33,095	0	2,946	279.00		

