



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
 Time 11:29:12
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Assessment Data					Primary Image									
Account	660052053				No Image On File									
Parcel ID	000000-00-0-00502-002-0007													
Cadastral ID	34-21-16-03040													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 1												
Tax Area	5 - JUSTUS RURAL/NO FIRE													
Name ID	316639													
FERRELL, ROLAND LYNN & VANITA JEAN & LINDA L MCDANIEL REVOC TRUST														
24802 S WELLS RANCH RD CLAREMORE OK 74019-0000														
Parcel Location														
Situs														
Subdivision	MEADOWRANCH IV													
Lot/Block	0007 / 0002	Parcel Size 1 - Lots												
Sec/Twn/Rng	34 / 21 / 16 / 5													
Neighborhood	1127 - R-V01,3,4-SE JUSTUS													
School District	S009 - JUSTUS-TIAWAH SCHOOLS													
Legal Description Lat/Long: 36.25147392 -95.57976634														
Building Permits														
LOT 7 BLOCK 2 MEADOWRANCH IV														
<table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					2506/623	FERRELL, ROLLAND LYNN &	10/20/2015	0	4					
					2278/492	YORK, DICK CO-TRUSTEE &	10/12/2012	10,000	YES					
					1071/200	YORK, DICK TRUSTEE	06/30/1997	0	No					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax						
Remove Cap	2013	Land Value	59,701	19,679	11%	2,165	Assessed	2,165	179.80					
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	59,701	19,679	2,165	Total Taxable	2,165	180.00						
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	59,701	0	2,062	171.00					
2024	2024-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	59,701	0	1,964	164.00					
2023	2023-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	156.00					
2022	2022-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	156.00					
2021	2021-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	159.00					
2020	2020-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	158.00					
2019	2019-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	162.00					
2018	2018-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	162.00					
2017	2017-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	153.00					
2016	2016-660052053	FERRELL, ROLAND LYNN & VANITA JEAN &			5	17,000	0	1,870	160.00					
2015	2015-660052053	FERRELL, ROLLAND LYNN &			5	17,000	0	1,870	158.00					
2014	2014-660052053	FERRELL, ROLLAND LYNN &			5	17,000	0	1,870	160.00					
2013	2013-660052053	FERRELL, ROLLAND LYNN &			5	17,000	0	1,870	163.00					



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Lot Data		Square-Foot - NBHD 1127 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	1							
Non-Ag Acres	1.0931							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	47,617.00 x 1.25 = 59,701							
Factor Value								
Adjustments	1.0000							
Lot Value	59,701							
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 A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
Cost Approach				Manual : 01/2025				
Base Cost	0.00	Total Misc Impr	+ 0					
Roofing Adj	+ 0.00	Garage Cost	+ 0					
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	+ 59,701					
Total Area	x	Indicated Value	= 59,701					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				Value Reconciliation				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 59,701				
				Indicated Value 59,701 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 59,701 0.00 Total Value Per SqFt				
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value