



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
 Time 16:15:52  
 Page 1

Assessment Data					Primary Image									
Account	660079406				No Image On File									
Parcel ID	000000-00-0-00427-001-0026													
Cadastral ID	07-22-17-06250													
Property Type	REAL - Real Property													
Property Class	RRP	VI Area 2												
Tax Area	70 - FOYIL RURAL/FOYIL FIRE													
Name ID	281572													
THUNDERING HILLS RANCH INC														
30006 S 4230 RD														
INOLA OK 74036-0000														
<b>Parcel Location</b>														
Situs	14398 S BLUESTEM													
Subdivision	LAKE COUNTRY ESTATES													
Lot/Block	0026 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	7 / 22 / 17 / 5													
Neighborhood	1035 - R-V02-NE FOYIL													
School District	S007 - FOYIL SCHOOLS													
<b>Legal Description</b> Lat/Long: 36.40254890 -95.54184804														
<b>Building Permits</b>														
LOT 26 LAKE COUNTRY ESTATES														
<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										
<b>Exemptions</b>														
<b>Sale History</b>														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					2597/862	MURPHY PROPERTIES INC	11/17/2016		0 WB					
<b>Parcel Valuation</b>														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.660	Current Tax						
Remove Cap	0	Land Value 23,050	3,580	11%	394	Assessed	394	40.05						
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 23,050	3,580		394	Total Taxable	394	40.00						
<b>Assessment History</b>														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660079406	THUNDERING HILLS RANCH INC	70	23,050	0	375	38.00							
2024	2024-660079406	THUNDERING HILLS RANCH INC	70	23,050	0	357	38.00							
2023	2023-660079406	THUNDERING HILLS RANCH INC	70	3,094	0	340	36.00							
2022	2022-660079406	THUNDERING HILLS RANCH INC	70	3,094	0	340	36.00							
2021	2021-660079406	THUNDERING HILLS RANCH INC	70	3,094	0	340	35.00							
2020	2020-660079406	THUNDERING HILLS RANCH INC	70	3,094	0	340	36.00							
2019	2019-660079406	THUNDERING HILLS RANCH INC	70	3,094	0	340	36.00							
2018	2018-660079406	THUNDERING HILLS RANCH INC	70	3,094	0	340	35.00							
2017	2017-660079406	THUNDERING HILLS RANCH INC	70	3,094	0	340	36.00							
2016	2016-660079406	MURPHY PROPERTIES INC	70	3,094	0	340	37.00							
2015	2015-660079406	MURPHY PROPERTIES INC	70	3,094	0	340	37.00							
2014	2014-660079406	MURPHY PROPERTIES INC	70	3,094	0	340	36.00							
2013	2013-660079406	MURPHY PROPERTIES INC	70	3,094	0	340	35.00							



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Lot Data		Square-Foot - NBHD 1035 #1		Primary Image																																											
Lot Size																																															
Lot Count																																															
Units Buildable	1																																														
Non-Ag Acres	0.8819																																														
Topography																																															
Street Access																																															
Utilities																																															
Amenities		0																																													
		0																																													
Method	Square-Foot																																														
Base Lot Value	38,417.00 x .60 = 23,050			<table border="1"> <thead> <tr> <th colspan="2">GRM Approach</th> </tr> </thead> <tbody> <tr> <td>GRM Code</td> <td></td> </tr> <tr> <td>Gross Rent</td> <td>0.00</td> </tr> <tr> <td>Indicated Value</td> <td></td> </tr> </tbody> </table> <table border="1"> <thead> <tr> <th colspan="2">Multiple Regression</th> </tr> </thead> <tbody> <tr> <td>MRA Code</td> <td></td> </tr> <tr> <td>Adjusted R</td> <td></td> </tr> <tr> <td>Indicated Value</td> <td></td> </tr> </tbody> </table> <table border="1"> <thead> <tr> <th colspan="2">Direct Comparables</th> </tr> </thead> <tbody> <tr> <td>Selection Model</td> <td>A Adam Test</td> </tr> <tr> <td>Adjustment Model</td> <td>1 2022 Residential</td> </tr> <tr> <td>Comparables</td> <td></td> </tr> <tr> <td>Indicated Value</td> <td></td> </tr> </tbody> </table> <table border="1"> <thead> <tr> <th colspan="2">Value Reconciliation</th> </tr> </thead> <tbody> <tr> <td>Selected Approach</td> <td>Cost Approach</td> </tr> <tr> <td>Improvements</td> <td></td> </tr> <tr> <td>Lot Value</td> <td>23,050</td> </tr> <tr> <td>Indicated Value</td> <td>23,050 0.00 Per SqFt</td> </tr> <tr> <td>Agland Value</td> <td></td> </tr> <tr> <td>Site Improvements</td> <td></td> </tr> <tr> <td>Total Value</td> <td>23,050 0.00 Total Value Per SqFt</td> </tr> </tbody> </table>		GRM Approach		GRM Code		Gross Rent	0.00	Indicated Value		Multiple Regression		MRA Code		Adjusted R		Indicated Value		Direct Comparables		Selection Model	A Adam Test	Adjustment Model	1 2022 Residential	Comparables		Indicated Value		Value Reconciliation		Selected Approach	Cost Approach	Improvements		Lot Value	23,050	Indicated Value	23,050 0.00 Per SqFt	Agland Value		Site Improvements		Total Value	23,050 0.00 Total Value Per SqFt
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Lot Value	23,050																																														
<b>Residential Data</b>																																															
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	/																																														
<b>Cost Approach</b>		<b>Manual : 01/2025</b>																																													
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	+ 23,050																																												
Total Area	x	Indicated Value	= 23,050																																												
Adjusted Cost	= 0	Value Per SqFt	0.00																																												
<b>Miscellaneous Improvements</b>																																															
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value																																							