



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image				
Account	660083367								
Parcel ID	20N17E-34-1-00000-000-0000								
Cadastral ID	34-20-17-00715								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	3						
Tax Area	2 - INOLA RURAL								
Name ID	281572								
THUNDERING HILLS RANCH INC									
30006 S 4230 RD									
INOLA OK 74036-0000									
<b>Parcel Location</b>									
<b>Situs</b>									
<b>Subdivision</b>									
Lot/Block	/	Parcel Size	20 - Acres						
Sec/Twn/Rng	34 / 20 / 17 / 1								
Neighborhood	2017 - UNPLATTED LAND								
School District	S005 - INOLA SCHOOLS								
660083367_001.JPG 12/19/2025									
<b>Legal Description</b> Lat/Long: 36.17341930 -95.47802405									
COMM AT NE/C; TH S00-01-00E 976.615' TO POB; TH S00-01-00E 328.658'; TH N89-51-59.7W 1325.074'; TH N00-07-45W 328.66'; TH S89-51-59.7E 1325.719' TO POB AND COMM AT NE/C; TH S00-01-00E 1305.272' TO POB; TH S00-01-00E 328.818'; TH N89-51-59.7W 1324.428'; TH S00-07-45W									
<b>Building Permits</b>									
Number	Description	Opened	Closed	Amount					
R4	R5 FOR IMPROVEMENTS	02/2004	12/2004						
<b>Exemptions</b>									
Code	Type	Active	Maximum	Exemption					
<b>Sale History</b>									
Bk/Pg	Grantor	Date	Price	Code					
1553/323	MURPHY, CHARLES IRVIN	12/30/2003	0	11					
1553/326	WHITMARSH, BETSY MURPHY	12/30/2003	0	11					
<b>Parcel Valuation</b>									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	80.060	Current Tax	
Remove Cap	0	Land Value	2,244	2,244	11%	247	Assessed	247 19.77	
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	2,244	2,244	247	Total Taxable	247	20.00	
<b>Assessment History</b>									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660083367	THUNDERING HILLS RANCH INC	2	2,244	0	247	20.00		
2024	2024-660083367	THUNDERING HILLS RANCH INC	2	2,244	0	247	20.00		
2023	2023-660083367	THUNDERING HILLS RANCH INC	2	2,244	0	247	20.00		
2022	2022-660083367	THUNDERING HILLS RANCH INC	2	2,244	0	247	20.00		
2021	2021-660083367	THUNDERING HILLS RANCH INC	2	3,204	0	352	28.00		
2020	2020-660083367	THUNDERING HILLS RANCH INC	2	3,204	0	352	28.00		
2019	2019-660083367	THUNDERING HILLS RANCH INC	2	3,204	0	352	29.00		
2018	2018-660083367	THUNDERING HILLS RANCH INC	2	3,200	0	352	29.00		
2017	2017-660083367	THUNDERING HILLS RANCH INC	2	3,204	0	352	30.00		
2016	2016-660083367	THUNDERING HILLS RANCH INC	2	3,204	0	352	30.00		
2015	2015-660083367	THUNDERING HILLS RANCH INC	2	3,204	0	352	31.00		
2014	2014-660083367	THUNDERING HILLS RANCH INC	2	3,200	0	352	32.00		
2013	2013-660083367	THUNDERING HILLS RANCH INC	2	3,200	0	352	30.00		



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Lot Data		Units-Buildable - UNPLATTED LAND (UNITS BUILDABLE)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	0							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY							
Method	Units-Buildable							
Base Lot Value								
Factor Value								
Adjustments								
Lot Value								
<b>Residential Data</b>				660083367_001.JPG 12/19/2025				
Type				<b>GRM Approach</b>				
Condition	-			GRM Code				
Quality	-			Gross Rent	0.00			
Architecture				Indicated Value				
Style				<b>Multiple Regression</b>				
Exterior Wall				MRA Code				
Base/Total Area /				Adjusted R				
Style				Indicated Value				
HVAC				<b>Direct Comparables</b>				
Roof Cover				Selection Model	1 Res			
Area on Slab				Adjustment Model	A2 AO Test			
Fixture/RghIn /				Comparables				
Bed/F/H Bath / /				Indicated Value				
Basement Area				<b>Value Reconciliation</b>				
Garage Type				Selected Approach	Cost Approach			
Remodel				Improvements				
Year/Eff Age /				Lot Value				
<b>Cost Approach</b> Manual : 01/2025				Indicated Value	0.00 Per SqFt			
Base Cost	0.00	Total Misc Impr	+ 0	Agland Value	2,244			
Roofing Adj	+ 0.00	Garage Cost	+ 0	Site Improvements				
Subfloor Adj	+ 0.00	Total RCN	= 0	Total Value	2,244 0.00 Total Value Per SqFt			
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	+ 0					
Total Area	x	Indicated Value	= 0					
Adjusted Cost	= 0	Value Per SqFt	0.00					
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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### Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
BC	BATES-COLLINSVILLE COMPLE	NTV PST	51			5.000	122	122	612	612
DBC	DENNIS-BATES COMPLEX 2-5%	NTV PST	60			5.000	144	144	720	720
PAA	PARSONS SILT LOAM 0-1% SL	NTV PST	76			5.000	182	182	912	912
<b>NTV PST Totals</b>						15.000			2,244	2,244
<b>Total Agland</b>						15.000			2,244	2,244