



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 08:28:39  
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Assessment Data					Primary Image														
<b>Account</b> 660095223 <b>Parcel ID</b> 000000-00-0-95501-001-0005 <b>Cadastral ID</b> 05-19-17-04400 <b>Property Type</b> REAL - Real Property <b>Property Class</b> UCP VI Area 3 <b>Tax Area</b> 19 - INOLA OT <b>Name ID</b> 317031 WARD, KENNETH & VICKY  5536 E 114TH ST S TULSA OK 74137-0000  <b>Parcel Location</b> <b>Situs</b> 00490 SUMMERLIN DR <b>Subdivision</b> SUMMERLIN INDUSTRIAL PARK <b>Lot/Block</b> 0005 / 0001 Parcel Size 1 - Lots <b>Sec/Twn/Rng</b> 5 / 19 / 17 / 5 <b>Neighborhood</b> 5001 - TASC 2016 <b>School District</b> S005 - INOLA SCHOOLS					<p>660095223 12/05/25</p> <p>660095223_001.JPG 12/7/2025</p>														
<b>Legal Description</b> Lat/Long: 36.15756548 -95.51865157																			
SUMMERLIN INDUSTRIAL PARK LOT 5 BLOCK 1					<b>Building Permits</b> <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>R20</td> <td>R21-NEW BUILDING</td> <td>10/2020</td> <td>10/2020</td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R20	R21-NEW BUILDING	10/2020	10/2020	
Number	Description	Opened	Closed	Amount															
R20	R21-NEW BUILDING	10/2020	10/2020																
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
					2513/584	ROGERS COUNTY INDUSTRIAL	11/23/2015	0	1										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	80.060	<b>Current Tax</b>										
<b>Remove Cap</b>	2016	<b>Land Value</b>	47,415	47,415	11%	5,216	<b>Assessed</b>	64,797	5,187.65										
<b>Year Frozen</b>	0	<b>Improvements</b>	799,798	541,644		59,581	<b>Penalty</b>	0											
<b>Uncapped Value</b>	0	<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0	0.00										
<b>TIF Project ID</b>	0	<b>Total Value</b>	847,213	589,059		64,797	<b>Total Taxable</b>	64,797	5,188.00										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660095223	WARD, KENNETH & VICKY			19	852,810	0	61,711	4,941.00										
2024	2024-660095223	WARD, KENNETH & VICKY			19	732,378	0	58,773	4,726.00										
2023	2023-660095223	WARD, KENNETH & VICKY			19	814,694	0	55,974	4,508.00										
2022	2022-660095223	WARD, KENNETH & VICKY			19	733,833	0	53,309	4,324.00										
2021	2021-660095223	WARD, KENNETH & VICKY			19	461,545	0	50,770	4,068.00										
2020	2020-660095223	WARD, KENNETH & VICKY			19	47,415	0	5,216	421.00										
2019	2019-660095223	WARD, KENNETH & VICKY			19	47,415	0	5,216	431.00										
2018	2018-660095223	WARD, KENNETH & VICKY			19	47,415	0	5,216	435.00										
2017	2017-660095223	WARD, KENNETH & VICKY			19	47,415	0	5,216	439.00										
2016	2016-660095223	WARD, KENNETH & VICKY			19	47,415	0	5,216	444.00										
2015	2015-660095223	ROGERS COUNTY INDUSTRIAL			19	24,076	0		.00										
2014	2014-660095223	ROGERS COUNTY INDUSTRIAL			19	24,076	0		.00										
2013	2013-660095223	ROGERS COUNTY INDUSTRIAL			19	24,076	0		.00										



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Lot Data		Primary Image		
Lot Size	0 x 0			
Lot Count	1			
Units Buildable	0			
Non-Ag Acres	0			
Topography				
Street Access				
Utilities				
Amenities	0			
	0			
Value Model	1835 COMM			
Value Method	Square-Foot			
Base Lot Value	140,263.00 x .68 =			94,830
Factor Value	0			
Adjustments	50%			
Lot Value	47,415			
Cost Approach		Image Information		
Manual Date	01/2025	Image ID	1121049	
Total Building Area	8,100	Image Date	12/7/2025	
Total Base Value	776,304	Name	001.JPG	
Modifier Value		Description	660095223_001.JPG	
Misc Improvements	56,819			
Replacement Cost New	833,123			
Phys/Func Depreciation Loss	()			
RCN Less Phys/Func	799,798			
Economic Depreciation				
RCNLD (All Sources)	799,798			
Depreciated Improvements				
Outbuilding Value				
Total Improvement Value	799,798			
Land Value	47,415			
Cost Approach Value	847,213	104.59/SqFt		
Income Approach		Value Reconciliation		
Potential Gross Income (PGI)		Selected Valuation Method	Cost Approach	
Vacancy & Collection Loss		Total Improvement Value		
Miscellaneous Income		Land Value	47,415	
Effective Gross Income (EGI)		Total Appraised Value	847,213 104.59/SqFt	
Total Expenses				
Net Operating Income (NOI)				
Income Capitalization Rate				
Indicated Value	0.00			



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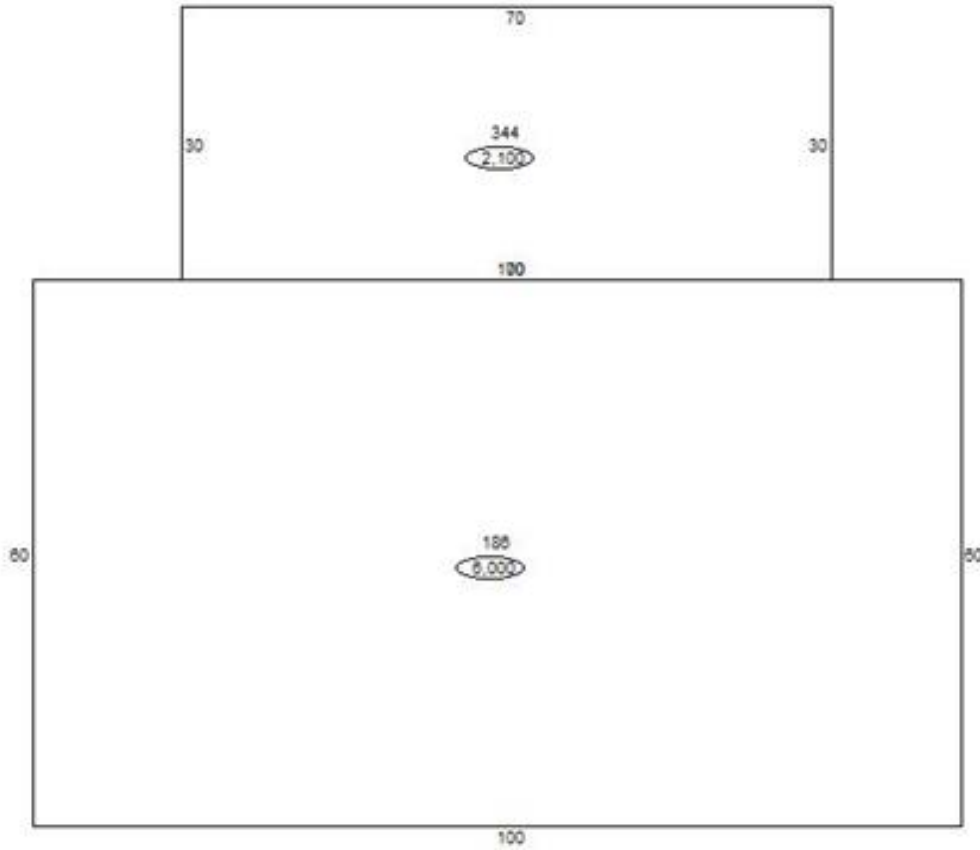
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### Sketch Image

660095223



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	C	494		20	494	6,000	1.000	6,000
2	C	344		20	344	2,100	1.000	2,100
<b>Total Building Area</b>						<b>8,100</b>		<b>8,100</b>



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Account 660095223  
Parcel ID 000000-00-0-95501-001-0005  
Cadastral ID 05-19-17-04400

Tax Area Code 19  
Property Class UCP  
Owners Name WARD, KENNETH & VICKY

### Building Data

Building ID 4712  
Building Sequence 1  
Occupancy 1 494 Industrials, Light Mftg. 74%  
Occupancy 2 344 Office Building 26%  
Occupancy 3  
Total Floor Area 8,100  
Average Perimeter 520  
Number Of Storys 1.00  
Average Wall Ht 22.00  
Year Built 2020  
Effective Age 3  
Construction Class 7 - Pre-Engineered Steel Frame  
Quality 2 - Fair  
Condition 3 - Average  
Exterior Wall 88 - Stud Metal Siding  
Heating/Cooling 11 - Radiant Space Heaters  
Roof Type Gable  
Roof Cover Metal

Basement Area  
Basement Levels  
Basement Finish  
Finish Code - 1  
Finish Area - 1  
Finish Code - 2  
Finish Area - 2

### Building Image



### Image Information

Image Name IMG\_0042.JPG  
Image Date 3/24/2021  
Image Name IMG\_0042.JPG  
Description REVAL 2022

### Cost Calculations

Appraisal Zone 3  
Zone Description  
Base Cost 61.39  
Wall Cost 26.26  
HVAC Cost 8.19  
Basement Cost 0.00  
Total Base Cost 95.84  
Total Area 8,100  
Base RCN 776,304  
Misc Impr Value 56,819

Manual Date 01/2025  
Base Year 2026  
Modifier Value  
Total Replacement Cost 833,123  
Physical Depreciation 4%  
Functional Depreciation  
Total Depreciation 4% (33,325)  
Total RCNLD 799,798  
Lump Sums  
Total Building Value 799,798 \$ 98.74 Per SqFt

### Miscellaneous Improvements

Code	Description	Year	Size	Units	Unit Cost	Depr	Value
PACN	PAVING - CONCRETE	2020	14421	14,421	3.94		56,819
<b>Total Misc Improvement</b>							<b>56,819</b>