



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	660102501			No Image On File					
Parcel ID	21N15E-29-2-00000-004-0000								
Cadastral ID	29-21-15-01047								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	23 - CATOOSA RURAL/LIME FIRE								
Name ID	327115								
VERDIGRIS VALLEY									
OFFICE PARK SIX LLC									
C/O CLAYTON E WOODRUM									
321 S BOSTON STE 200									
TULSA OK 74103-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size	5.33 - Acres						
Sec/Twn/Rng	29 / 21 / 15 / 2								
Neighborhood	6070 - UNPLATTED								
School District	S002 - CATOOSA SCHOOLS								
Legal Description Lat/Long: 36.26826639 -95.73250445									
TR DESC 2018-016036 AS COMM NW/C LOT 5; S00.1726E 1246.69' TO POB; N69.5609E 570.40'; CURVE RIGHT CENT ANG 10.1143 RAD 800' ARC DIST 142.35 CHORD BEARING N75.0200E CHORD DIST 142.16'; N80.0752E 66.75'; CURVE RIGHT CENT ANG 08.5630 RAD 2000' ARC DIST 312.13' CHORD BEARING N84.3607E CHORD LENGTH 311.81;				Building Permits					
				Number	Description	Opened	Closed	Amount	
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	OPPENHEIMER, REED & GABRIELLE	10/29/2018		0 4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	103.438	Current Tax	
Remove Cap	0	Land Value	1,343	764	11%	84	Assessed	84	8.69
Year Frozen		Improvements	0	0		0	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0	Total Value	1,343	764		84	Total Taxable	84	9.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660102501	VERDIGRIS VALLEY			23	742	0	82	9.00
2024	2024-660102501	VERDIGRIS VALLEY			23	742	0	82	8.00
2023	2023-660102501	VERDIGRIS VALLEY			23	742	0	82	8.00
2022	2022-660102501	VERDIGRIS VALLEY			23	742	0	82	8.00
2021	2021-660102501	VERDIGRIS VALLEY			23	742	0	82	8.00
2020	2020-660102501	VERDIGRIS VALLEY			23	742	0	82	8.00
2019	2019-660102501	VERDIGRIS VALLEY			23	742	0	82	8.00



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Lot Data		Units-Buildable - UNPLATTED (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								
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	1 Res			
Year/Eff Age	/			Adjustment Model	A2 AO Test			
Cost Approach		Manual : 01/2025		Comparables				
Base Cost	0.00	Total Misc Impr	+ 0	Indicated Value				
Roofing Adj	+ 0.00	Garage Cost	+ 0	Value Reconciliation				
Subfloor Adj	+ 0.00	Total RCN	= 0	Selected Approach	Cost Approach			
Heat/Cool Adj	+ 0.00	Depreciation (0%)	- 0	Improvements				
Plumbing Adj	+ 0.00	Lump Sums	+ 0	Lot Value				
Basement Adj	+ 0.00	RCNLD	= 0	Indicated Value	0.00 Per SqFt			
Adj Base Cost	= 0.00	Lot Value	+ 0	Agland Value	1,343			
Total Area	x	Indicated Value	= 0	Site Improvements				
Adjusted Cost	= 0	Value Per SqFt	0.00	Total Value	1,343 0.00 Total Value Per SqFt			
Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value



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Agland Inventory

660102501

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
VE	VERDIGRIS CLAY LOAM	IMP PST	90			5.330	252	252	1,343	1,343
IMP PST Totals						5.330			1,343	1,343
Total Agland						5.330			1,343	1,343