



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 10:00:25
 Page 1

Assessment Data				Primary Image					
Account	660103264			No Image On File					
Parcel ID	21N15E-30-4-00000-001-0000								
Cadastral ID	30-21-15-00521								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	23 - CATOOSA RURAL/LIME FIRE								
Name ID	305655								
VALLEY PARK RANCH, LLC									
321 S BOSTON STE 200 TULSA OK 74103-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size	32.76 - Acres						
Sec/Twn/Rng	30 / 21 / 15 / 4								
Neighborhood	6110 - UNPLATTED								
School District	S002 - CATOOSA SCHOOLS								
Legal Description				Building Permits					
Lat/Long: 36.26935548 -95.74224568				Number	Description	Opened	Closed	Amount	
ONLY THAT PART CONTAINED IN SEC 30-21-15 BEING APPROX 32.76 AC IN SAID SEC 30 BEING A PART OF A 45.76 AC TRACT THAT SPANS SEC 29 & 30 OF 21-15 DESC AS BEG NW/C GOT LOT 5 IN SEC 29; S00.126E 450.01'; E 467.72'; N 400'; E 320'; S 893.62'; S 81.4926W 190.93'; CURVE LEFT RAD 350 DELTA 13.19 ARC 81.38' CHORD									
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	103.438	Current Tax	
Remove Cap	0	Land Value	6,151	5,377	11%	591	Assessed	591	61.13
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	6,151	5,377		591	Total Taxable	591	61.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660103264	VALLEY PARK RANCH, LLC			23	5,221	0	574	59.00
2024	2024-660103264	VALLEY PARK RANCH, LLC			23	5,221	0	574	60.00
2023	2023-660103264	VALLEY PARK RANCH, LLC			23	5,221	0	574	58.00
2022	2022-660103264	VALLEY PARK RANCH, LLC			23	5,221	0	574	58.00
2021	2021-660103264	VALLEY PARK RANCH, LLC			23	5,221	0	574	59.00
2020	2020-660103264	VALLEY PARK RANCH, LLC			23	5,221	0	574	59.00



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 Page 2

Lot Data Square-Foot - UNPLATTED (ACRES) AG LAND	Primary Image																																																							
Lot Size Lot Count Units Buildable Non-Ag Acres 0 Topography Street Access Utilities Amenities LAND QUALITY Method Square-Foot Base Lot Value Factor Value Adjustments Lot Value	<div style="border: 1px solid black; height: 200px; width: 100%;"></div>																																																							
Residential Data																																																								
Type																																																								
Condition -																																																								
Quality -																																																								
Architecture																																																								
Style																																																								
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Fixture/RghIn /																																																								
Bed/F/H Bath / /																																																								
Basement Area																																																								
Garage Type																																																								
Remodel																																																								
Year/Eff Age /																																																								
Cost Approach Manual : 01/2025	GRM Approach																																																							
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Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value																																																



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Time 10:00:25
Page 3

Agland Inventory

660103264

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
OS	OSAGE CLAY	IMP PST	58			3.705	162	162	602	602
VE	VERDIGRIS CLAY LOAM	TMBR	90			8.631	162	162	1,398	1,398
VE	VERDIGRIS CLAY LOAM	IMP PST	90			14.461	252	252	3,644	3,644
VF	VERDIGRIS SOILS FREQUENTL	TMBR	47			5.891	85	85	498	498
VF	VERDIGRIS SOILS FREQUENTL	IMP PST	47			.072	132	132	9	9
IMP PST Totals						32.760			6,151	6,151
Total Agland						32.760			6,151	6,151