



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:20:28  
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Assessment Data				Primary Image					
Account	660104879			No Image On File					
Parcel ID	21N15E-29-2-00000-015-0000								
Cadastral ID	29-21-15-01013								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	4						
Tax Area	23 - CATOOSA RURAL/LIME FIRE								
Name ID	333042								
SMOKED RABBIT OFFICE PARK THREE LLC									
321 S BOSTON AVE STE 200 TULSA OK 74103-0000									
Parcel Location									
Situs									
Subdivision									
Lot/Block	/	Parcel Size	5.01 - Acres						
Sec/Twn/Rng	29 / 21 / 15 / 2								
Neighborhood	6070 - UNPLATTED								
School District	S002 - CATOOSA SCHOOLS								
Legal Description Lat/Long: 36.27622481 -95.73932106									
TR DESC AS COMM NW/C SEC; N89.5623E 661.90'; S00.0337E 662.14' TO POB; S00.0337E 331.07'; S89.5623W 657.91'; N00.1726W 331.07'; N89.5623E 659.24' TO POB.									
Building Permits									
Number	Description	Opened	Closed	Amount					
R22	R22- SPLIT	01/2021	10/2021						
Exemptions									
Sale History									
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	REALLY SMOKED RABBIT	10/05/2020		0 4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	103.438	Current Tax	
Remove Cap	2021	Land Value	86,398	86,398	11%	9,504	Assessed	9,504	983.07
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	86,398	86,398		9,504	Total Taxable	9,504	983.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660104879	SMOKED RABBIT OFFICE PARK THREE LLC	23	86,398	0	9,139	946.00		
2024	2024-660104879	SMOKED RABBIT OFFICE PARK THREE LLC	23	86,398	0	8,704	911.00		
2023	2023-660104879	SMOKED RABBIT OFFICE PARK THREE LLC	23	75,360	0	8,290	838.00		
2022	2022-660104879	SMOKED RABBIT OFFICE PARK THREE LLC	23	75,080	0	8,259	837.00		
2021	2021-660104879	SMOKED RABBIT OFFICE PARK THREE LLC	23	75,080	0	8,259	845.00		



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Lot Data		Square-Foot - UNPLATTED (ACRES)		Primary Image				
Lot Size								
Lot Count								
Units Buildable								
Non-Ag Acres	5.0448							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	219,750.00 x .39 = 86,398							
Factor Value								
Adjustments	1.0000							
Lot Value	86,398							
<b>Residential Data</b>								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model 1 Res				
Year/Eff Age	/			Adjustment Model A2 AO Test				
<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	+ 86,398					
Total Area	x	Indicated Value	= 86,398					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				<b>Value Reconciliation</b>				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 86,398				
				Indicated Value 86,398 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 86,398 0.00 Total Value Per SqFt				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value