



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026  
 Time 10:55:16  
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Assessment Data				Primary Image					
Account	660107136			No Image On File					
Parcel ID	21N15E-36-2-00000-000-0000								
Cadastral ID	36-21-15-05240								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	4						
Tax Area	4 - VERDIGRIS/VERD FIRE								
Name ID	349301								
SUMNER, JAMES & ROBIN LYNN									
443577 E 300 RD VINITA OK 74301-0000									
Parcel Location									
Situs	09040 E TOLBERT DR								
Subdivision									
Lot/Block	/	Parcel Size	6.7 - Acres						
Sec/Twn/Rng	36 / 21 / 15 / 2								
Neighborhood	6090 - UNPLATTED								
School District	S008 - VERDIGRIS SCHOOLS								
Legal Description Lat/Long: 36.25664854 -95.66691865				Building Permits					
TR DESC 2026-002505 AS COMM SW/C SW; N01.1957W 2426.84'; N88 3822E 40' TO POB; N01.1957W 479.74'; N90E 350.90'; S00E 79.98'; N90E 408.23'; S28.0137W 437.32'; S88.3822W 572.64' TO POB.				Number	Description	Opened	Closed	Amount	
				S22	S23 SPLIT	08/2022	09/2022		
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	SUMNER, JAMES & ROBIN LYNN	02/24/2026	0	4
					/	IRON HILLS LLC	02/06/2026	219,500	21
					/	IRON HILLS LLC	07/20/2022	0	4
Parcel Valuation									
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax
Remove Cap	2027	Land Value	510	510	11%	56	Assessed	56	5.83
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	510	510		56	Total Taxable	56	6.00
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660107136	IRON HILLS LLC	4	184	0	20	2.00		
2024	2024-660107136	IRON HILLS LLC	4	184	0	20	2.00		
2023	2023-660107136	IRON HILLS LLC	4	184	0	20	2.00		
2022	2022-660107136	IRON HILLS LLC	4	682	0	75	7.00		



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



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### Agland Inventory

660107136

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
CO	COLLINSVILLE STONY LOAM	TMBR	22			2.156	40	40	85	85
DNC	DENNIS SILT LOAM 3-5% SLO	TMBR	69			.250	124	124	31	31
<b>TMBR Totals</b>						2.406			116	116
CO	COLLINSVILLE STONY LOAM	NTV PST	22			2.500	53	53	132	132
DNC	DENNIS SILT LOAM 3-5% SLO	NTV PST	69			1.500	166	166	248	248
RS	ROUGH STONY LAND	NTV PST	20			.294	48	48	14	14
<b>NTV PST Totals</b>						4.294			394	394
<b>Total Agland</b>						6.700			510	510