



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 11:16:01
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Assessment Data				Primary Image					
Account	660108659			No Image On File					
Parcel ID	21N16E-34-1-00000-002-0000								
Cadastral ID	34-21-16-00410								
Property Type	REAL - Real Property								
Property Class	RA	VI Area	1						
Tax Area	5 - JUSTUS RURAL/NO FIRE								
Name ID	347367								
OZBUN, ANITA RUTH & MICHAEL ALAN									
13946 E 520 RD CLAREMORE OK 74019-0000									
Parcel Location									
Situs	13992 E 520 RD								
Subdivision									
Lot/Block	/	Parcel Size	1 - Acres						
Sec/Twn/Rng	34 / 21 / 16 / 1								
Neighborhood	2116 - UNPLATTED								
School District	S009 - JUSTUS-TIAWAH SCHOOLS								
Legal Description Lat/Long: 36.26341994 -95.58269914				Building Permits					
TR DESC 2023-016865 AS E 155' W 255' N 281' NW NE NE.				Number	Description	Opened	Closed	Amount	
				S23	S24 SPLIT	01/2024			
Exemptions				Sale History					
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code
					/	OZBUN, KEVIN MICHAEL & ERICA--AL'	06/16/2025	0	21
					/	OZBUN, MICHAEL ALAN &	12/11/2023	4,000	4
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	83.050	Current Tax	
Remove Cap		Land Value	48	48	11%	5	Assessed	5	0.42
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	48	48		5	Total Taxable	5	0.00
Assessment History									
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660108659	OZBUN, ANITA RUTH &			5	48	0	5	1.00
2024	2024-660108659	OZBUN, KEVIN MICHAEL & ERICA ALYSSA			5	48	0	5	1.00



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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 / Style HVAC Roof Cover Area on Slab Fixture/RghIn / Bed/F/H Bath / / Basement Area Garage Type Remodel Year/Eff Age /			
GRM Approach			
		GRM Code Gross Rent 0.00 Indicated Value	
		Multiple Regression	
		MRA Code Adjusted R Indicated Value	
		Direct Comparables	
		Selection Model A Adam Test Adjustment Model NewTest Comparables Indicated Value	
Cost Approach Manual : 01/2025		Value Reconciliation	
Base Cost 0.00 Roofing Adj + 0.00 Subfloor Adj + 0.00 Heat/Cool Adj + 0.00 Plumbing Adj + 0.00 Basement Adj + 0.00 Adj Base Cost = 0.00 Total Area x Adjusted Cost = 0	Total Misc Impr + 0 Garage Cost + Total RCN = 0 Depreciation (0%) - 0 Lump Sums + 0 RCNLD = Lot Value + Indicated Value = Value Per SqFt 0.00	Selected Approach Cost Approach Improvements Lot Value Indicated Value 0.00 Per SqFt Agland Value 48 Site Improvements Total Value 48 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

660108659

Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
RS	ROUGH STONY LAND	NTV PST	20			1.000	48	48	48	48
NTV PST Totals						1.000			48	48
Total Agland						1.000			48	48