



Assessor
KEN YAZEL

Property Search


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Quick Facts

Account #	R99213921313530	
Parcel #	99213-92-13-13530	
Situs address	2800 S BOSTON AV E TULSA 74114	
Owner name	TULSAS GATHERING PLACE LLC C/O RYAN LLC	
Fair cash (market) value	\$7,780,000	
Last year's taxes	\$0	
	Subdivision: UNPLATTED	
Legal description	Legal: PRT S/2 SEC 13 BEG SECR BLK 17 RIVERSIDE DRIVE ADDN TH E782.24 SE148.32 CRV RT 1654.45 SW201 NW585.73 CRV RT 284.98 NW656.99 E423.41 N25 POB SEC 13 19 12 33.226ACS	
	Section: 13 Township: 19 Range: 12	

General Information

Situs address	2800 S BOSTON AV E TULSA 74114
Owner name	TULSAS GATHERING PLACE LLC C/O RYAN LLC
Owner mailing address	15 W 6TH ST STE 2400 TULSA, OK 741195417
Land area	33.23 acres / 1,447,499 sq ft
Tax rate	T-1A [TULSA]
	Subdivision: UNPLATTED
Legal description	Legal: PRT S/2 SEC 13 BEG SECR BLK 17 RIVERSIDE DRIVE ADDN TH E782.24 SE148.32 CRV RT 1654.45 SW201 NW585.73 CRV RT 284.98 NW656.99 E423.41 N25 POB SEC 13 19 12 33.226ACS
	Section: 13 Township: 19 Range: 12
Zoning	AGRICULTURE DISTRICT [AG]

Values

	2017	2018
Land value	\$7,780,000	\$7,780,000
Improvements value	\$0	\$0
Fair cash (market) value	\$7,780,000	\$7,780,000

Exemptions claimed

	2017	2018
Homestead	—	—
Additional homestead	—	—
Senior Valuation Limitation	—	—
Veteran	—	—

Tax Information

	2017	2018
Fair cash (market) value	\$7,780,000	\$7,780,000
Total taxable value	\$7,780,000	\$7,780,000
Assessment ratio	11%	11%
Gross assessed value	\$0	\$0
Exemptions	\$0	\$0
Net assessed value	\$0	\$0
Tax rate	T-1A [TULSA]	
Tax rate mills	137.08	137.34
Estimated taxes	\$0	\$0
Most recent NOV	April 13, 2009	

Tax detail (2018 millages)

	%	Mills	Dollars
City-County Health	1.9	2.58	\$0.00
City-County Library	3.9	5.32	\$0.00
Tulsa Technology Center	9.7	13.33	\$0.00
Emergency Medical Service	0.0	0.00	\$0.00
Tulsa Community College	5.2	7.21	\$0.00
School Locally Voted	22.4	30.72	\$0.00
City Sinking	16.1	22.14	\$0.00
School County Wide Bldg	3.7	5.15	\$0.00
School County Wide ADA	2.9	4.00	\$0.00
School County Wide General	26.2	36.05	\$0.00
County Government	7.9	10.84	\$0.00

(Continued on next page)

33 acres
NOT
66 acres

Exempt
from
Tax!

Improvements

Bldg ID#	Property type	Condition	Quality	Year built	Livable†	Stories	Foundation	Exterior	Roof	HVAC
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Sales/Documents

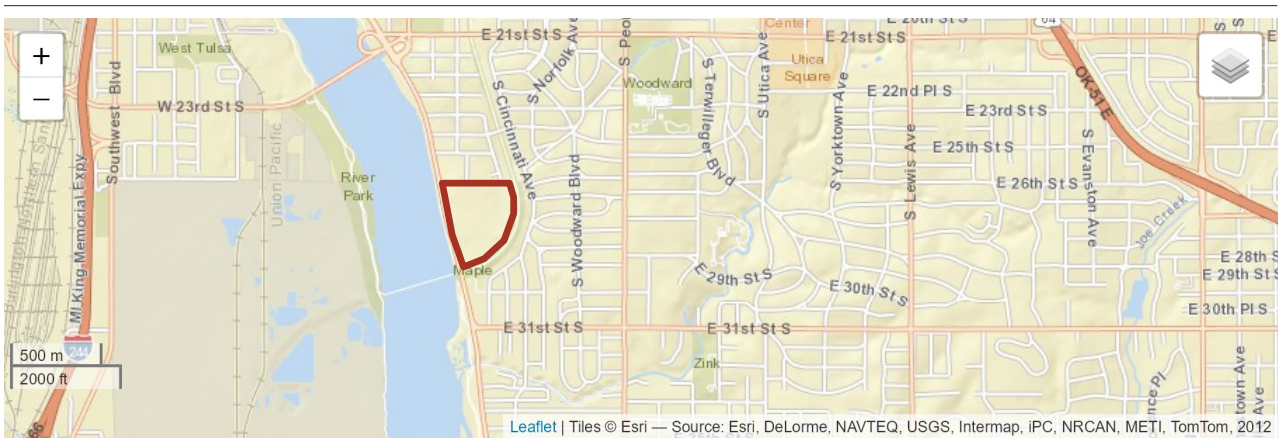
Date	Grantor	Grantee	Price	Doc type	Book-Page/Doc#
May 19, 2016	KAISER, GEORGE FAMILY, FOUNDATION	TULSA GATHERING PLACE LLC, C/O RYAN LLC	\$—	Special Warranty Deed	2016047225
Apr 4, 2008	QUAPAW INVESTMENT LLC	GEORGE KAISER FAMILY FOUNDATION	\$21,720,000	Special Warranty Deed	2008035595
Oct 16, 1995	LIBERTY BK & TR CO	BUFORD STEPHEN R & SAM D ETALL	\$2,660,000	History	05753-02304

Images

Photo/sketch
(Click to enlarge)

The collage contains several photographs and architectural drawings. The top row features six photos of modern buildings with large glass facades and unique roof structures. Below these are more photos of different building styles, including a stone building and a white house. To the left is a site plan showing a property with numbered areas (1-5). To the right are several floor plans and cross-sections of buildings, with labels for 'First Floor', 'Second Floor', and 'Basement'. Some plans include dimensions and area calculations.

† Square footage and acreage values included in this record are approximations. They may not reflect what a licensed surveyor would determine by performing a formal survey. They are for tax purposes only and are not intended for use in making conveyances or for preparing legal descriptions of properties.



[Click to view this area on the Google Maps web page in a new window](#)

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