



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 05:08:11
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660000564 Parcel ID 21N15E-01-3-00000-000-0000 Cadastral ID 01-21-15-01300 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 8 - CLAREMORE/ NW FIRE Name ID 342951 BRASEL, DEREK & LYNSEY 9295 E 480 RD CLAREMORE OK 74017-0000 Parcel Location Situs 09295 E 480 RD Subdivision Lot/Block / Parcel Size 1 - Acres Sec/Twn/Rng 1 / 21 / 15 / 3 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0322\IMG_0009. 3/22/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.32213975 -95.66387425 S 208.71', W 208.71' SW SE SW																																																																																																																									
Exemptions <table border="1"> <thead> <tr> <th>Code</th> <th>Type</th> <th>Active</th> <th>Maximum</th> <th>Exemption</th> </tr> </thead> <tbody> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> <tr> <td>H</td> <td>Homestead</td> <td>No</td> <td>1,000</td> <td></td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	No	1,000		H	Homestead	No	1,000		Building Permits <table border="1"> <thead> <tr> <th>Number</th> <th>Description</th> <th>Opened</th> <th>Closed</th> <th>Amount</th> </tr> </thead> <tbody> <tr> <td>7887</td> <td>R4-NEW HOME</td> <td>02/2003</td> <td>12/2003</td> <td>79,425</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	7887	R4-NEW HOME	02/2003	12/2003	79,425																																																																																							
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	No	1,000																																																																																																																						
H	Homestead	No	1,000																																																																																																																						
Number	Description	Opened	Closed	Amount																																																																																																																					
7887	R4-NEW HOME	02/2003	12/2003	79,425																																																																																																																					
Parcel Valuation <table border="1"> <thead> <tr> <th>Source</th> <th>REAL</th> <th>Fair Cash</th> <th>Capped</th> <th>Asmnt Level</th> <th>Assessed</th> <th>Levy Rate</th> <th>106.442</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2024</td> <td>Land Value 56,999</td> <td>56,999</td> <td>11%</td> <td>6,270</td> <td>Assessed</td> <td>34,315</td> <td>3,652.54</td> </tr> <tr> <td>Year Frozen</td> <td>2005</td> <td>Improvements 254,949</td> <td>254,949</td> <td></td> <td>28,045</td> <td>Penalty</td> <td>0</td> <td></td> </tr> <tr> <td>Uncapped Value</td> <td>0</td> <td>Mobile Home 0</td> <td>0</td> <td></td> <td>0</td> <td>Exemption</td> <td>0</td> <td>0.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 311,948</td> <td>311,948</td> <td></td> <td>34,315</td> <td>Total Taxable</td> <td>34,315</td> <td>3,653.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax	Remove Cap	2024	Land Value 56,999	56,999	11%	6,270	Assessed	34,315	3,652.54	Year Frozen	2005	Improvements 254,949	254,949		28,045	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00	TIF Project ID	0	Total Value 311,948	311,948		34,315	Total Taxable	34,315	3,653.00	Sale History <table border="1"> <thead> <tr> <th>Bk/Pg</th> <th>Grantor</th> <th>Date</th> <th>Price</th> <th>Code</th> </tr> </thead> <tbody> <tr> <td>/</td> <td>KENNEDY, MARCUS C-TRUSTEE</td> <td>10/20/2023</td> <td>315,000</td> <td>YES</td> </tr> <tr> <td>/</td> <td>WHIDDON, ROBERT EUGENE JR &</td> <td>05/11/2020</td> <td>215,000</td> <td>YES</td> </tr> <tr> <td>2564/851</td> <td>CHRISTIAN, BARBARA J</td> <td>07/18/2016</td> <td>175,000</td> <td>YES</td> </tr> <tr> <td>1447/154</td> <td>WADE, EDWARD L</td> <td>01/31/2003</td> <td>18,000</td> <td>YES</td> </tr> <tr> <td>1447/150</td> <td>WADE, THOMAS TRUSTEE</td> <td>11/27/1997</td> <td>0</td> <td>4</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	/	KENNEDY, MARCUS C-TRUSTEE	10/20/2023	315,000	YES	/	WHIDDON, ROBERT EUGENE JR &	05/11/2020	215,000	YES	2564/851	CHRISTIAN, BARBARA J	07/18/2016	175,000	YES	1447/154	WADE, EDWARD L	01/31/2003	18,000	YES	1447/150	WADE, THOMAS TRUSTEE	11/27/1997	0	4																																					
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.442	Current Tax																																																																																																																	
Remove Cap	2024	Land Value 56,999	56,999	11%	6,270	Assessed	34,315	3,652.54																																																																																																																	
Year Frozen	2005	Improvements 254,949	254,949		28,045	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	0	0.00																																																																																																																	
TIF Project ID	0	Total Value 311,948	311,948		34,315	Total Taxable	34,315	3,653.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
/	KENNEDY, MARCUS C-TRUSTEE	10/20/2023	315,000	YES																																																																																																																					
/	WHIDDON, ROBERT EUGENE JR &	05/11/2020	215,000	YES																																																																																																																					
2564/851	CHRISTIAN, BARBARA J	07/18/2016	175,000	YES																																																																																																																					
1447/154	WADE, EDWARD L	01/31/2003	18,000	YES																																																																																																																					
1447/150	WADE, THOMAS TRUSTEE	11/27/1997	0	4																																																																																																																					
Assessment History <table border="1"> <thead> <tr> <th>Tax Year</th> <th>Statement Number</th> <th>Billed Owner</th> <th>Tax Area</th> <th>Total Value</th> <th>Exemptions</th> <th>Taxable Value</th> <th>Billed Tax</th> </tr> </thead> <tbody> <tr><td>2025</td><td>2025-660000564</td><td>BRASEL, DEREK & LYNSEY</td><td>8</td><td>301,528</td><td>0</td><td>33,168</td><td>3,531.00</td></tr> <tr><td>2024</td><td>2024-660000564</td><td>BRASEL, DEREK & LYNSEY</td><td>8</td><td>316,887</td><td>0</td><td>34,858</td><td>3,710.00</td></tr> <tr><td>2023</td><td>2023-660000564</td><td>KENNEDY, MARCUS C-TRUSTEE</td><td>8</td><td>279,278</td><td>1000</td><td>25,122</td><td>2,667.00</td></tr> <tr><td>2022</td><td>2022-660000564</td><td>KENNEDY, MARCUS C-TRUSTEE</td><td>8</td><td>240,853</td><td>1000</td><td>23,121</td><td>2,470.00</td></tr> <tr><td>2021</td><td>2021-660000564</td><td>KENNEDY, MARCUS C-TRUSTEE</td><td>8</td><td>212,893</td><td>1000</td><td>22,418</td><td>2,299.00</td></tr> <tr><td>2020</td><td>2020-660000564</td><td>KENNEDY, MARCUS C & CARLENE H</td><td>8</td><td>187,841</td><td>0</td><td>20,231</td><td>2,137.00</td></tr> <tr><td>2019</td><td>2019-660000564</td><td>WHIDDON, ROBERT EUGENE JR &</td><td>8</td><td>175,156</td><td>0</td><td>19,267</td><td>2,057.00</td></tr> <tr><td>2018</td><td>2018-660000564</td><td>WHIDDON, ROBERT EUGENE JR &</td><td>8</td><td>179,989</td><td>0</td><td>19,799</td><td>2,109.00</td></tr> <tr><td>2017</td><td>2017-660000564</td><td>WHIDDON, ROBERT EUGENE JR &</td><td>8</td><td>178,458</td><td>0</td><td>19,630</td><td>2,058.00</td></tr> <tr><td>2016</td><td>2016-660000564</td><td>WHIDDON, ROBERT EUGENE JR &</td><td>8</td><td>180,486</td><td>1000</td><td>13,190</td><td>1,436.00</td></tr> <tr><td>2015</td><td>2015-660000564</td><td>CHRISTIAN, BARBARA J</td><td>8</td><td>174,669</td><td>1000</td><td>13,190</td><td>1,370.00</td></tr> <tr><td>2014</td><td>2014-660000564</td><td>CHRISTIAN, BARBARA J</td><td>8</td><td>176,141</td><td>1000</td><td>13,190</td><td>1,390.00</td></tr> <tr><td>2013</td><td>2013-660000564</td><td>CHRISTIAN, BARBARA J</td><td>8</td><td>165,259</td><td>1000</td><td>13,190</td><td>1,370.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660000564	BRASEL, DEREK & LYNSEY	8	301,528	0	33,168	3,531.00	2024	2024-660000564	BRASEL, DEREK & LYNSEY	8	316,887	0	34,858	3,710.00	2023	2023-660000564	KENNEDY, MARCUS C-TRUSTEE	8	279,278	1000	25,122	2,667.00	2022	2022-660000564	KENNEDY, MARCUS C-TRUSTEE	8	240,853	1000	23,121	2,470.00	2021	2021-660000564	KENNEDY, MARCUS C-TRUSTEE	8	212,893	1000	22,418	2,299.00	2020	2020-660000564	KENNEDY, MARCUS C & CARLENE H	8	187,841	0	20,231	2,137.00	2019	2019-660000564	WHIDDON, ROBERT EUGENE JR &	8	175,156	0	19,267	2,057.00	2018	2018-660000564	WHIDDON, ROBERT EUGENE JR &	8	179,989	0	19,799	2,109.00	2017	2017-660000564	WHIDDON, ROBERT EUGENE JR &	8	178,458	0	19,630	2,058.00	2016	2016-660000564	WHIDDON, ROBERT EUGENE JR &	8	180,486	1000	13,190	1,436.00	2015	2015-660000564	CHRISTIAN, BARBARA J	8	174,669	1000	13,190	1,370.00	2014	2014-660000564	CHRISTIAN, BARBARA J	8	176,141	1000	13,190	1,390.00	2013	2013-660000564	CHRISTIAN, BARBARA J	8	165,259	1000	13,190	1,370.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660000564	BRASEL, DEREK & LYNSEY	8	301,528	0	33,168	3,531.00																																																																																																																		
2024	2024-660000564	BRASEL, DEREK & LYNSEY	8	316,887	0	34,858	3,710.00																																																																																																																		
2023	2023-660000564	KENNEDY, MARCUS C-TRUSTEE	8	279,278	1000	25,122	2,667.00																																																																																																																		
2022	2022-660000564	KENNEDY, MARCUS C-TRUSTEE	8	240,853	1000	23,121	2,470.00																																																																																																																		
2021	2021-660000564	KENNEDY, MARCUS C-TRUSTEE	8	212,893	1000	22,418	2,299.00																																																																																																																		
2020	2020-660000564	KENNEDY, MARCUS C & CARLENE H	8	187,841	0	20,231	2,137.00																																																																																																																		
2019	2019-660000564	WHIDDON, ROBERT EUGENE JR &	8	175,156	0	19,267	2,057.00																																																																																																																		
2018	2018-660000564	WHIDDON, ROBERT EUGENE JR &	8	179,989	0	19,799	2,109.00																																																																																																																		
2017	2017-660000564	WHIDDON, ROBERT EUGENE JR &	8	178,458	0	19,630	2,058.00																																																																																																																		
2016	2016-660000564	WHIDDON, ROBERT EUGENE JR &	8	180,486	1000	13,190	1,436.00																																																																																																																		
2015	2015-660000564	CHRISTIAN, BARBARA J	8	174,669	1000	13,190	1,370.00																																																																																																																		
2014	2014-660000564	CHRISTIAN, BARBARA J	8	176,141	1000	13,190	1,390.00																																																																																																																		
2013	2013-660000564	CHRISTIAN, BARBARA J	8	165,259	1000	13,190	1,370.00																																																																																																																		



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 05:08:12
Page 2

Lot Data	Square-Foot - NBHD 6080 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	1.0001	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	43,564.00 x 1.15 = 50,096	
Factor Value		
Adjustments	1.1378	
Lot Value	56,999	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,871 / 1,871
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,871
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 2.0 / 1.0
Basement Area	
Garage Type	800 Attached Garage - Unfinished 2 Stalls
Remodel	
Year/Eff Age	2003 / 17



\\tsclient\C\Users\Randy Necessary\Pictures\101_0322\IMG_0009. 3/22/2022

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adjusted R	0.8445		
Indicated Value	278,423	148.81	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025			
Base Cost	109.03	Total Misc Impr	+	15,549			
Roofing Adj	+ 4.77	Garage Cost	+	23,832			
Subfloor Adj	+ -2.27	Total RCN	=	293,912			
Heat/Cool Adj	+ 12.64	Depreciation (19%)	-	55,843			
Plumbing Adj	+ 11.87	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	238,069			
Adj Base Cost	= 136.04	Lot Value	+	56,999			
Total Area	x 1,871	Indicated Value	=	295,068			
Adjusted Cost	= 254,531	Value Per SqFt		157.71			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	238,069		
Lot Value	56,999		
Indicated Value	295,068	157.71	Per SqFt
Agland Value			
Site Improvements	16,880		
Total Value	311,948	166.73	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
SHLT	STORM SHELTER	0		1	2017	1	0.00	
FPR1	Fireplace - Residential 1 Story	0		1		1	5,615.40	5,615
PRCH	SLAB PORCH - COVERED	1697	12x4			48	26.78	1,285
PRCH	Slab Porch - Covered	1698	18x11			198	26.31	5,209
PATO	Slab Porch - Open	153500	20x20			400	8.60	3,440



Rogers

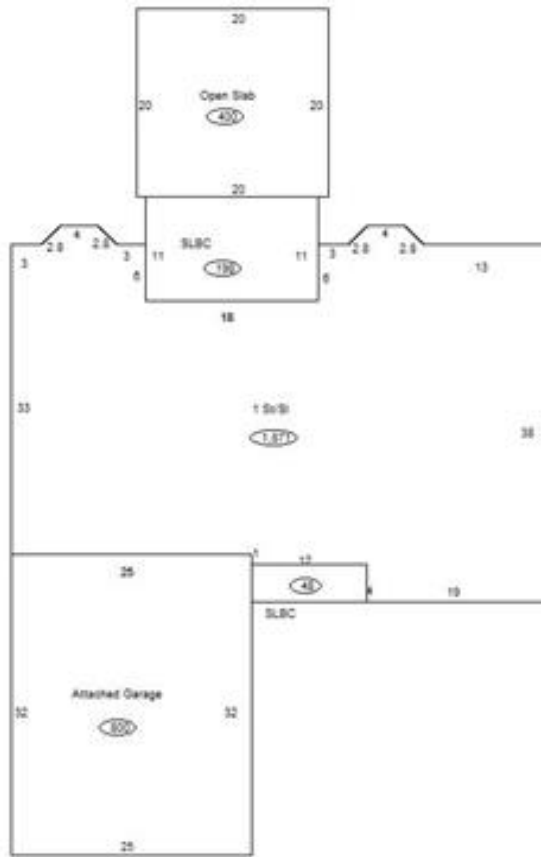
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 05:08:12
 Page 3

Sketch Image

660000564



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	1,871	1.000	1,871
2	G	1		13	Attached Garage	800	1.000	800
3	M	PRCH		13	SLBC	48	1.000	48
4	M	PRCH		13	SLBC	198	1.000	198
5	M	PATO		13	Open Slab	400	1.000	400
Total Building Area						1,871		1,871



Rogers



Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
 Time 05:08:12
 Page 4

660000564

Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	Shop Building	24x25x0			600
	Qual	1	Cond 1	Year 2022	Eff Age 6	
	Valuation Summary Base Cost (31.61 x 600) 18,966		Modifier Total	RCN 18,966	Depr (11% Phys/ % Func) 2,086	RCNLD 16,880
	STF	STG FAIR	0x0x0			
	Qual		Cond	Year	Eff Age	
	Valuation Summary Base Cost (4.68 x)		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD