



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image									
Account	660001755													
Parcel ID	24N18E-02-4-00000-000-0000													
Cadastral ID	02-24-18-00300													
Property Type	REAL - Real Property													
Property Class	CH	VI Area	2											
Tax Area	14 - CHELSEA RURAL													
Name ID	340235													
BRENNER, PETER & DIANA														
REVOCABLE LIVING TRUST														
1954 S 4300 RD BIG CABIN OK 74332-0000														
Parcel Location														
Situs	01954 S 4300 RD													
Subdivision														
Lot/Block	/	Parcel Size	30 - Acres											
Sec/Twn/Rng	2 / 24 / 18 / 4													
Neighborhood	4050 - CHELSEA FOYIL RURAL													
School District	S003 - CHELSEA SCHOOLS													
Legal Description Lat/Long: 36.58411011 -95.34817500														
Building Permits														
S2 SE SE & NE SE SE														
<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> </td> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
H	Homestead	No	1,000		/	BRENNER, PETER JR	11/16/2022		0 4					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	82.750	Current Tax						
Remove Cap	0	Land Value	2,254	0	11%	0	Assessed	0	0.00					
Year Frozen	2010	Improvements	148,427	0		0	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	0	0.00					
TIF Project ID	0	Total Value	150,681	0		0	Total Taxable	0	0.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660001755	BRENNER, PETER & DIANA	14	218,383	0		.00							
2024	2024-660001755	BRENNER, PETER & DIANA	14	227,428	0		.00							
2023	2023-660001755	BRENNER, PETER & DIANA	14	189,136	0		.00							
2022	2022-660001755	BRENNER, PETER JR	14	177,557	0		.00							
2021	2021-660001755	BRENNER, PETER JR	14	177,557	0		.00							
2020	2020-660001755	BRENNER, PETER JR	14	174,583	0		.00							
2019	2019-660001755	BRENNER, PETER JR	14	174,282	0		.00							
2018	2018-660001755	BRENNER, PETER JR	14	183,321	0		.00							
2017	2017-660001755	BRENNER, PETER JR	14	181,654	0		.00							
2016	2016-660001755	BRENNER, PETER JR	14	117,902	0		.00							
2015	2015-660001755	BRENNER, PETER JR	14	120,728	1000	7,206	621.00							
2014	2014-660001755	BRENNER, PETER JR	14	120,614	1000	7,206	642.00							
2013	2013-660001755	BRENNER, PETER JR	14	117,750	1000	7,207	639.00							



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Lot Data	
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	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Stone
Base/Total Area	2,508 / 2,508
Style	100% One Story
HVAC	
Roof Cover	1 Composition Shingle
Area on Slab	0
Fixture/RghIn	8 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1955 / 53

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression	
MRA Code	
Adjusted R	
Indicated Value	

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

Cost Approach		Manual : 01/2025	
Base Cost	92.88	Total Misc Impr	+ 27,467
Roofing Adj	+ 3.71	Garage Cost	+
Subfloor Adj	+ 0.97	Total RCN	= 282,430
Heat/Cool Adj	+ 0.00	Depreciation (59%)	- 166,634
Plumbing Adj	+ 4.09	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 115,796
Adj Base Cost	= 101.66	Lot Value	+
Total Area	x 2,508	Indicated Value	= 115,796
Adjusted Cost	= 254,963	Value Per SqFt	46.17

Value Reconciliation	
Selected Approach	Cost Approach
Improvements	115,796
Lot Value	
Indicated Value	115,796 46.17 Per SqFt
Agland Value	2,254
Site Improvements	32,631
Total Value	150,681 60.08 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		2	2	4,994.06		9,988
PRCH	SLAB PORCH - COVERED	4557	20x6		120	23.40		2,808
PATO	SLAB PORCH - OPEN	4558	444		444	7.97		3,539
PRCH	SLAB PORCH - COVERED	4559	20x6		120	23.40		2,808
PATO	SLAB PORCH - OPEN	4560	384		384	8.02		3,080
PRCH	SLAB PORCH - COVERED	4561	19x12		228	23.00		5,244



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	UTIL	SHOP BUILDING	0x0x0			1,650
	Qual 2	Cond 3	Year	Eff Age		

Valuation Summary	Modifier Total	RCN	Depr (30% Phys/ % Func)	RCNLD
Base Cost (28.17 x 1,650)	46,481	46,481	13,944	32,537



STF	STG FAIR	10x10x0			100
Qual 2	Cond 3	Year	Eff Age	1520	

Valuation Summary	Modifier Total	RCN	Depr (80% Phys/ % Func)	RCNLD
Base Cost (4.68 x 100)	468	468	374	94



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Agland Inventory

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Soi	Description	Land Use	LPI	Adj Type	Adj Code	Acres	Use/Acre	Mkt/Acre	Use Value	Market Value
HC	HECTOR STONY SANDY LOAM	TMBR	20		0	10.000	36	36	360	360
HLC	HECTOR-LINKER FINE SANDY	TMBR	35		0	9.000	63	63	567	567
TMBR Totals						19.000			927	927
HLC	HECTOR-LINKER FINE SANDY	NTV PST	35		0	5.000	84	84	420	420
LKB	LINKER FINE SANDY LOAM 1-	NTV PST	63		0	6.000	151	151	907	907
NTV PST Totals						11.000			1,327	1,327
Total Agland						30.000			2,254	2,254