




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 660001958 Parcel ID 000000-00-0-00066-001-0008 Cadastral ID 03-20-15-03870 Property Type REAL - Real Property Property Class RRP VI Area 3 Tax Area 4 - VERDIGRIS/VERD FIRE Name ID 323843 STETLER, CHAD C & AMY M HUDSON 25712 S BRANDON TERRACE DR CLAREMORE OK 74019-0000 Parcel Location Situs 25712 S BRANDON TERRACE DR Subdivision BRANDON TERRACE Lot/Block 0008 / 0001 Parcel Size 1 - Lots Sec/Twn/Rng 3 / 20 / 15 / 5 Neighborhood 1046 - R-V03-SW VERDIGRIS School District S008 - VERDIGRIS SCHOOLS					 <p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-10-15\IMG_00: 10/20/2021</p>														
Legal Description Lat/Long: 36.23855404 -95.69690966																			
LOT 8 BLOCK 1 BRANDON TERRACE					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> </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		2693/118	DURAN, BRENDA KAY	02/16/2018	190,000	YES										
					2529/820	DURAN, BRENDA WEAVER &	02/01/2016	0	4										
					874/528	WEAVER, BRENDA	02/28/1992	0	No										
Parcel Valuation																			
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	104.132	Current Tax										
Remove Cap	2019		Land Value 31,922	31,922	11%	3,511	Assessed	27,001	2,811.66										
Year Frozen	0		Improvements 216,133	213,542		23,490	Penalty	0											
Uncapped Value	0		Mobile Home 0	0		0	Exemption	0	0.00										
TIF Project ID	0		Total Value 248,055	245,464		27,001	Total Taxable	27,001	2,812.00										
Assessment History																			
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660001958	STETLER, CHAD C &			4	233,776	0	25,715	2,678.00										
2024	2024-660001958	STETLER, CHAD C &			4	251,381	0	25,626	2,456.00										
2023	2023-660001958	STETLER, CHAD C &			4	228,244	0	24,406	2,304.00										
2022	2022-660001958	STETLER, CHAD C &			4	231,367	0	23,244	2,234.00										
2021	2021-660001958	STETLER, CHAD C &			4	201,248	0	22,137	2,072.00										
2020	2020-660001958	STETLER, CHAD C &			4	199,760	0	21,953	2,059.00										
2019	2019-660001958	STETLER, CHAD C &			4	190,073	0	20,908	1,991.00										
2018	2018-660001958	STETLER, CHAD C &			4	178,340	1000	16,616	1,593.00										
2017	2017-660001958	DURAN, BRENDA KAY &			4	171,061	1000	15,481	1,490.00										
2016	2016-660001958	DURAN, BRENDA KAY &			4	166,728	1000	15,001	1,448.00										
2015	2015-660001958	DURAN, BRENDA WEAVER &			4	162,409	1000	14,535	1,414.00										
2014	2014-660001958	DURAN, BRENDA WEAVER &			4	166,683	1000	14,083	1,297.00										
2013	2013-660001958	DURAN, BRENDA WEAVER &			4	155,855	1000	13,644	1,302.00										



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Lot Data		Square-Foot - NBHD 1046 #1	
Lot Size			
Lot Count			
Units Buildable	1		
Non-Ag Acres	0.9771		
Topography			
Street Access			
Utilities			
Amenities		0	
		0	
Method	Square-Foot		
Base Lot Value	42,562.00 x .75 = 31,922		
Factor Value			
Adjustments	1.0000		
Lot Value	31,922		



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2021-10-15\IMG_00: 10/20/2021

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	70% Veneer, Masonry 30% Frame, Siding, Vinyl
Base/Total Area	1,748 / 1,748
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,748
Fixture/RghIn	13 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Finished
Remodel	RMA -
Year/Eff Age	1986 / 20

GRM Approach

GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression

MRA Code	1 Test
Adjusted R	0.8445
Indicated Value	202,889 116.07 Per SqFt

Direct Comparables

Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	
Indicated Value	

Value Reconciliation

Selected Approach	Cost Approach
Improvements	192,425
Lot Value	31,922
Indicated Value	224,347 128.34 Per SqFt
Agland Value	
Site Improvements	23,708
Total Value	248,055 141.91 Total Value Per SqFt

Cost Approach		Manual : 01/2025	
Base Cost	98.09	Total Misc Impr	+ 27,473
Roofing Adj	+ 4.28	Garage Cost	+ 15,646
Subfloor Adj	+ -1.18	Total RCN	= 256,567
Heat/Cool Adj	+ 11.47	Depreciation (25%)	- 64,142
Plumbing Adj	+ 9.45	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 192,425
Adj Base Cost	= 122.11	Lot Value	+ 31,922
Total Area	x 1,748	Indicated Value	= 224,347
Adjusted Cost	= 213,448	Value Per SqFt	128.34

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
FPR1	FIREPLACE - RESIDENTIAL 1 STORY	0		1	1	5,095.98		5,096
EPSW	ENCLOSED PORCH - SOLID WALL	5168	21x15		315	61.05		19,231
PRCH	SLAB PORCH - COVERED	5169	22x6		132	23.83		3,146



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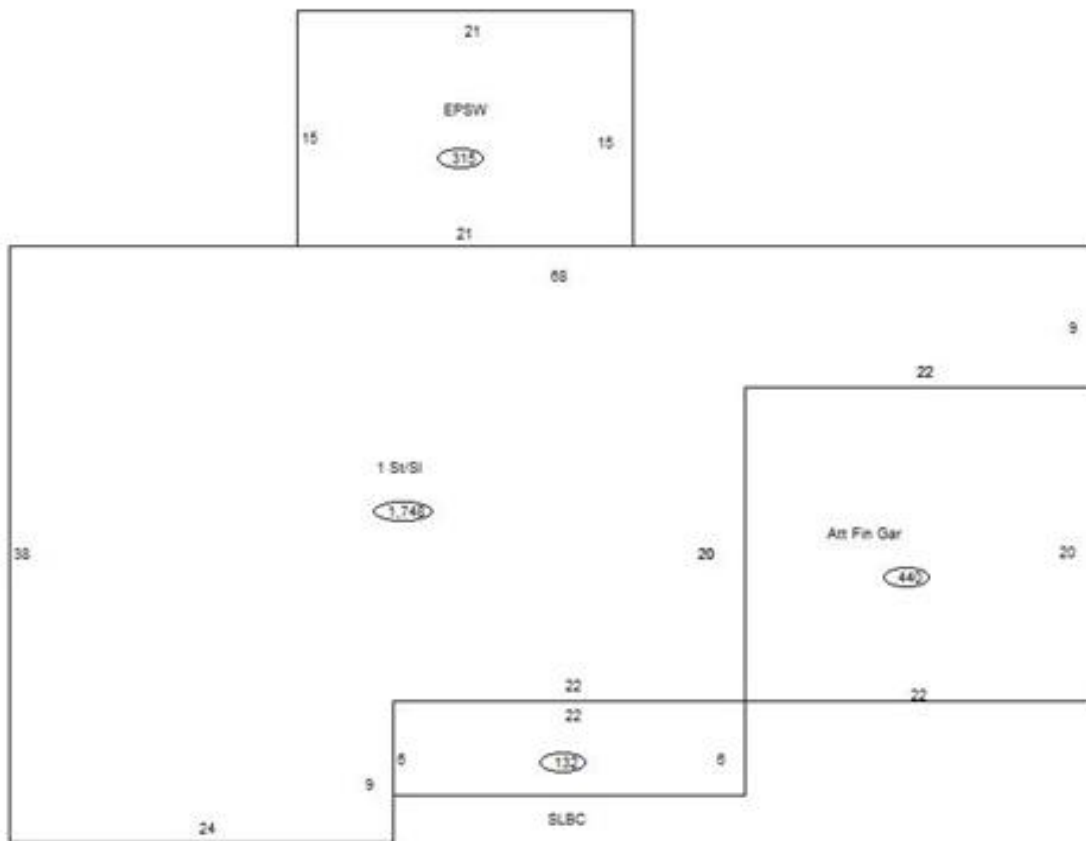
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,748	1.000	1,748
2	G	5		10	Att Fin Gar	440	1.000	440
3	M	EPSW		10	EPSW	315	1.000	315
4	M	PRCH		10	SLBC	132	1.000	132
Total Building Area						1,748		1,748



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
UTIL	Utility Building	24x30x16	Concrete	Formed Metal	720	
Qual	2	Cond 3	Year 2017	Eff Age 7		
Valuation Summary		Modifier Total	RCN	Depr (13% Phys/ % Func)	RCNLD	
Base Cost (32.40 x 720)		23,328		23,328	3,033	20,295
CPDT	Carport - Detached	20x12x16	Concrete	Formed Metal	240	
Qual	3	Cond 3	Year 2017	Eff Age 7		
Valuation Summary		Modifier Total	RCN	Depr (41% Phys/ % Func)	RCNLD	
Base Cost (14.74 x 240)		3,538		3,538	1,451	2,087
CPDT	Carport - Detached	10x20x16	Dirt	Formed Metal	200	
Qual	3	Cond 3	Year 2017	Eff Age 7		
Valuation Summary		Modifier Total	RCN	Depr (41% Phys/ % Func)	RCNLD	
Base Cost (11.24 x 200)		2,248		2,248	922	1,326