



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:23:56
Page 1

Assessment Data					Primary Image																																																																																																																				
Account 660013281 Parcel ID 21N15E-13-4-00000-000-0000 Cadastral ID 13-21-15-03000 Property Type REAL - Real Property Property Class RR VI Area 4 Tax Area 18 - CLAREMORE RURAL/W/O FIRE Name ID 313833 PERISHO, RANDAL & JOAN NYASULU 21888 S 4126 RD CLAREMORE OK 74019-0000 Parcel Location Situs 21888 S 4126 RD Subdivision Lot/Block / Parcel Size 7.28 - Acres Sec/Twn/Rng 13 / 21 / 15 / 4 Neighborhood 6080 - UNPLATTED School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\C\Users\Randy Necessary\Pictures\101_0808\IMG_0051. 8/9/2022</p>																																																																																																																				
Legal Description Lat/Long: 36.29593246 -95.65849734 TR IN SW SE DESC AS; COMM SW/C SW SE, TH E 723.84', N 880' TO POB, TH N 438.39' TO N/L SW SE, TH W 722.88' TO NW/C SW SE, TH S 438.48', TH E 723.20' TO POB																																																																																																																									
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>Yes</td> <td>1,000</td> <td>1,000</td> </tr> </tbody> </table>					Code	Type	Active	Maximum	Exemption	H	Homestead	Yes	1,000	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>R24 112</td> <td>NEW DTCH ACC BLDG 28X30</td> <td>04/2024</td> <td></td> <td>7,000</td> </tr> <tr> <td>R2015 01 5</td> <td>R16-NEW 2400 SQ FT NEW HOME/BAF</td> <td>01/2015</td> <td>11/2015</td> <td>57,000</td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount	R24 112	NEW DTCH ACC BLDG 28X30	04/2024		7,000	R2015 01 5	R16-NEW 2400 SQ FT NEW HOME/BAF	01/2015	11/2015	57,000																																																																																							
Code	Type	Active	Maximum	Exemption																																																																																																																					
H	Homestead	Yes	1,000	1,000																																																																																																																					
Number	Description	Opened	Closed	Amount																																																																																																																					
R24 112	NEW DTCH ACC BLDG 28X30	04/2024		7,000																																																																																																																					
R2015 01 5	R16-NEW 2400 SQ FT NEW HOME/BAF	01/2015	11/2015	57,000																																																																																																																					
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>92.430</th> <th>Current Tax</th> </tr> </thead> <tbody> <tr> <td>Remove Cap</td> <td>2015</td> <td>Land Value 141,608</td> <td>107,361</td> <td>11%</td> <td>11,810</td> <td>Assessed</td> <td>28,105</td> <td>2,597.75</td> </tr> <tr> <td>Year Frozen</td> <td>0</td> <td>Improvements 180,461</td> <td>148,134</td> <td></td> <td>16,295</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>1,000</td> <td>-93.00</td> </tr> <tr> <td>TIF Project ID</td> <td>0</td> <td>Total Value 322,069</td> <td>255,495</td> <td></td> <td>28,105</td> <td>Total Taxable</td> <td>27,105</td> <td>2,505.00</td> </tr> </tbody> </table>					Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	Remove Cap	2015	Land Value 141,608	107,361	11%	11,810	Assessed	28,105	2,597.75	Year Frozen	0	Improvements 180,461	148,134		16,295	Penalty	0		Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-93.00	TIF Project ID	0	Total Value 322,069	255,495		28,105	Total Taxable	27,105	2,505.00	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>2438/714</td> <td>EINEMO, SVEIN &</td> <td>11/14/2014</td> <td>90,000</td> <td>YES</td> </tr> <tr> <td>1830/931</td> <td>LYON, MARK S & CYNTHIA B</td> <td>11/30/2006</td> <td>80,000</td> <td>YES</td> </tr> <tr> <td>1535/479</td> <td>FOSTER, SAMMY D &</td> <td>10/08/2003</td> <td>44,000</td> <td>YES</td> </tr> <tr> <td>1065/116</td> <td>PRESCOTT, HARRY</td> <td>05/05/1997</td> <td>17,000</td> <td>No</td> </tr> <tr> <td>974/384</td> <td>SMITH, ARVOL ESTATE</td> <td>11/18/1994</td> <td>76,845</td> <td>No</td> </tr> <tr> <td>892/364</td> <td>SMITH, ARVOL ESTATE</td> <td>09/08/1992</td> <td>0</td> <td>No</td> </tr> </tbody> </table>					Bk/Pg	Grantor	Date	Price	Code	2438/714	EINEMO, SVEIN &	11/14/2014	90,000	YES	1830/931	LYON, MARK S & CYNTHIA B	11/30/2006	80,000	YES	1535/479	FOSTER, SAMMY D &	10/08/2003	44,000	YES	1065/116	PRESCOTT, HARRY	05/05/1997	17,000	No	974/384	SMITH, ARVOL ESTATE	11/18/1994	76,845	No	892/364	SMITH, ARVOL ESTATE	09/08/1992	0	No																																
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax																																																																																																																	
Remove Cap	2015	Land Value 141,608	107,361	11%	11,810	Assessed	28,105	2,597.75																																																																																																																	
Year Frozen	0	Improvements 180,461	148,134		16,295	Penalty	0																																																																																																																		
Uncapped Value	0	Mobile Home 0	0		0	Exemption	1,000	-93.00																																																																																																																	
TIF Project ID	0	Total Value 322,069	255,495		28,105	Total Taxable	27,105	2,505.00																																																																																																																	
Bk/Pg	Grantor	Date	Price	Code																																																																																																																					
2438/714	EINEMO, SVEIN &	11/14/2014	90,000	YES																																																																																																																					
1830/931	LYON, MARK S & CYNTHIA B	11/30/2006	80,000	YES																																																																																																																					
1535/479	FOSTER, SAMMY D &	10/08/2003	44,000	YES																																																																																																																					
1065/116	PRESCOTT, HARRY	05/05/1997	17,000	No																																																																																																																					
974/384	SMITH, ARVOL ESTATE	11/18/1994	76,845	No																																																																																																																					
892/364	SMITH, ARVOL ESTATE	09/08/1992	0	No																																																																																																																					
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>2025-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>314,337</td><td>1000</td><td>26,286</td><td>2,430.00</td></tr> <tr><td>2024</td><td>2024-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>326,305</td><td>1000</td><td>25,492</td><td>2,356.00</td></tr> <tr><td>2023</td><td>2023-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>259,219</td><td>1000</td><td>24,720</td><td>2,264.00</td></tr> <tr><td>2022</td><td>2022-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>256,335</td><td>1000</td><td>23,970</td><td>2,219.00</td></tr> <tr><td>2021</td><td>2021-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>229,432</td><td>1000</td><td>23,244</td><td>2,052.00</td></tr> <tr><td>2020</td><td>2020-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>221,988</td><td>1000</td><td>22,537</td><td>2,064.00</td></tr> <tr><td>2019</td><td>2019-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>207,744</td><td>1000</td><td>21,851</td><td>2,024.00</td></tr> <tr><td>2018</td><td>2018-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>211,400</td><td>1000</td><td>22,254</td><td>2,056.00</td></tr> <tr><td>2017</td><td>2017-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>210,248</td><td>1000</td><td>22,127</td><td>2,030.00</td></tr> <tr><td>2016</td><td>2016-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>206,548</td><td>1000</td><td>21,720</td><td>2,036.00</td></tr> <tr><td>2015</td><td>2015-660013281</td><td>PERISHO, RANDAL & JOAN NYASULU</td><td>18</td><td>88,240</td><td>0</td><td>9,706</td><td>874.00</td></tr> <tr><td>2014</td><td>2014-660013281</td><td>EINEMO, SVEIN &</td><td>18</td><td>88,240</td><td>0</td><td>9,706</td><td>900.00</td></tr> <tr><td>2013</td><td>2013-660013281</td><td>EINEMO, SVEIN &</td><td>18</td><td>88,240</td><td>0</td><td>9,706</td><td>888.00</td></tr> </tbody> </table>										Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	2025	2025-660013281	PERISHO, RANDAL & JOAN NYASULU	18	314,337	1000	26,286	2,430.00	2024	2024-660013281	PERISHO, RANDAL & JOAN NYASULU	18	326,305	1000	25,492	2,356.00	2023	2023-660013281	PERISHO, RANDAL & JOAN NYASULU	18	259,219	1000	24,720	2,264.00	2022	2022-660013281	PERISHO, RANDAL & JOAN NYASULU	18	256,335	1000	23,970	2,219.00	2021	2021-660013281	PERISHO, RANDAL & JOAN NYASULU	18	229,432	1000	23,244	2,052.00	2020	2020-660013281	PERISHO, RANDAL & JOAN NYASULU	18	221,988	1000	22,537	2,064.00	2019	2019-660013281	PERISHO, RANDAL & JOAN NYASULU	18	207,744	1000	21,851	2,024.00	2018	2018-660013281	PERISHO, RANDAL & JOAN NYASULU	18	211,400	1000	22,254	2,056.00	2017	2017-660013281	PERISHO, RANDAL & JOAN NYASULU	18	210,248	1000	22,127	2,030.00	2016	2016-660013281	PERISHO, RANDAL & JOAN NYASULU	18	206,548	1000	21,720	2,036.00	2015	2015-660013281	PERISHO, RANDAL & JOAN NYASULU	18	88,240	0	9,706	874.00	2014	2014-660013281	EINEMO, SVEIN &	18	88,240	0	9,706	900.00	2013	2013-660013281	EINEMO, SVEIN &	18	88,240	0	9,706	888.00
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax																																																																																																																		
2025	2025-660013281	PERISHO, RANDAL & JOAN NYASULU	18	314,337	1000	26,286	2,430.00																																																																																																																		
2024	2024-660013281	PERISHO, RANDAL & JOAN NYASULU	18	326,305	1000	25,492	2,356.00																																																																																																																		
2023	2023-660013281	PERISHO, RANDAL & JOAN NYASULU	18	259,219	1000	24,720	2,264.00																																																																																																																		
2022	2022-660013281	PERISHO, RANDAL & JOAN NYASULU	18	256,335	1000	23,970	2,219.00																																																																																																																		
2021	2021-660013281	PERISHO, RANDAL & JOAN NYASULU	18	229,432	1000	23,244	2,052.00																																																																																																																		
2020	2020-660013281	PERISHO, RANDAL & JOAN NYASULU	18	221,988	1000	22,537	2,064.00																																																																																																																		
2019	2019-660013281	PERISHO, RANDAL & JOAN NYASULU	18	207,744	1000	21,851	2,024.00																																																																																																																		
2018	2018-660013281	PERISHO, RANDAL & JOAN NYASULU	18	211,400	1000	22,254	2,056.00																																																																																																																		
2017	2017-660013281	PERISHO, RANDAL & JOAN NYASULU	18	210,248	1000	22,127	2,030.00																																																																																																																		
2016	2016-660013281	PERISHO, RANDAL & JOAN NYASULU	18	206,548	1000	21,720	2,036.00																																																																																																																		
2015	2015-660013281	PERISHO, RANDAL & JOAN NYASULU	18	88,240	0	9,706	874.00																																																																																																																		
2014	2014-660013281	EINEMO, SVEIN &	18	88,240	0	9,706	900.00																																																																																																																		
2013	2013-660013281	EINEMO, SVEIN &	18	88,240	0	9,706	888.00																																																																																																																		



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
Time 22:23:56
Page 2

Lot Data	Square-Foot - NBHD 6080 #1	Primary Image
Lot Size Lot Count Units Buildable 7.28 Non-Ag Acres 7.0029 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 305,047.00 x .46 = 141,608 Factor Value Adjustments 1.0000 Lot Value 141,608		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	
Style	100% One Story
Exterior Wall	90% Frame, Siding, Wood 10% Veneer, Stone
Base/Total Area	1,200 / 1,200
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,200
Fixture/RghIn	4 /
Bed/F/H Bath	2 / 1.0 /
Basement Area	
Garage Type	1,200 Attached Garage - Unfinished
Remodel	
Year/Eff Age	2015 / 8

GRM Approach
GRM Code Gross Rent 0.00 Indicated Value

Multiple Regression
MRA Code 1 Test Adusted R 0.8445 Indicated Value 266,945 222.45 Per SqFt

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

Cost Approach				Manual : 01/2025			
Base Cost	105.26	Total Misc Impr	+ 9,661	Roofing Adj	+ 4.91	Garage Cost	+ 35,748
Subfloor Adj	+ -2.31	Total RCN	= 196,153	Heat/Cool Adj	+ 12.64	Depreciation (8%)	- 15,692
Plumbing Adj	+ 5.12	Lump Sums	+ 0	Basement Adj	+ 0.00	RCNLD	= 180,461
Adj Base Cost	= 125.62	Lot Value	+ 141,608	Total Area	x 1,200	Indicated Value	= 322,069
		Value Per SqFt	268.39	Adjusted Cost	= 150,744		

Value Reconciliation
Selected Approach Cost Approach Improvements 180,461 Lot Value 141,608 Indicated Value 322,069 268.39 Per SqFt Agland Value Site Improvements Total Value 322,069 268.39 Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	125668	16x10		160	26.43		4,229
PATO	SLAB PORCH - OPEN	125669	320		320	8.82		2,822
PATO	SLAB PORCH - OPEN	125670	18x6		108	11.40		1,231
PATO	SLAB PORCH - OPEN	125671	6x6		36	11.48		413
PRCH	SLAB PORCH - COVERED	125672	6x6		36	26.82		966



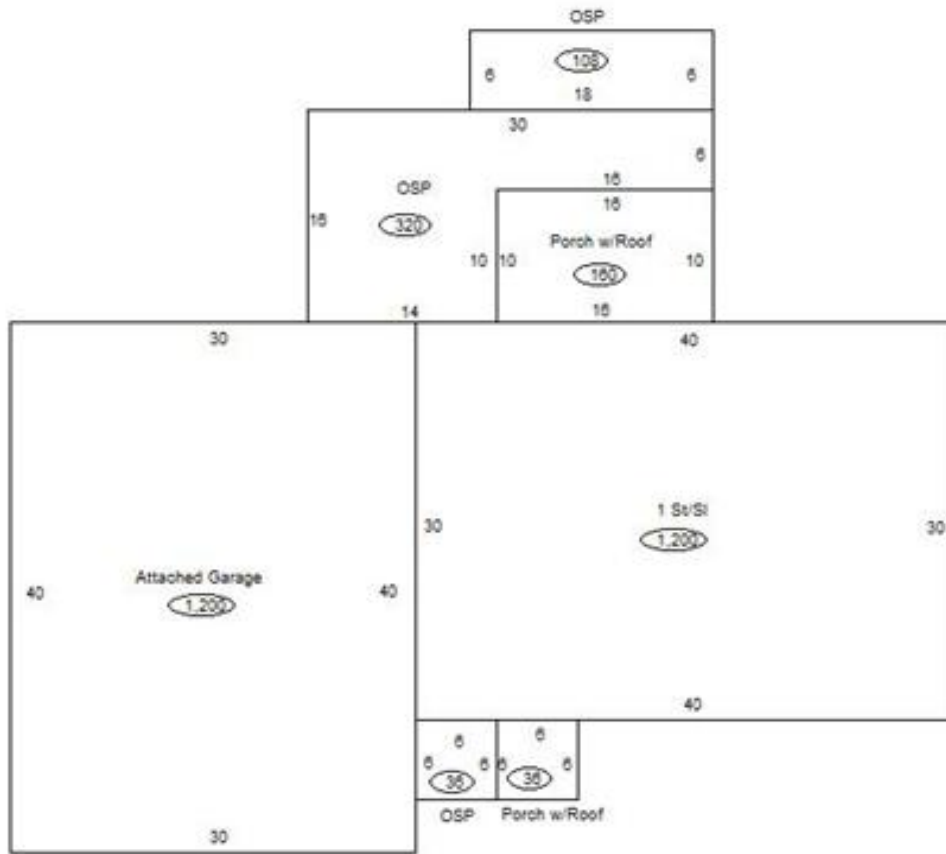
Rogers
Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026
 Time 22:23:57
 Page 3

Sketch Image

660013281



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,200	1.000	1,200
2	G	1		13	Attached Garage	1,200	1.000	1,200
3	M	PRCH		13	SLBC	160	1.000	160
4	M	PATO		13	Open Slab	320	1.000	320
5	M	PATO		13	Open Slab	108	1.000	108
6	M	PATO		13	Open Slab	36	1.000	36
7	M	PRCH		13	SLBC	36	1.000	36
Total Building Area						1,200		1,200