




Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026
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Assessment Data					Primary Image																																																																																																																				
Account 660013892 Parcel ID 000000-00-0-00936-004-0009 Cadastral ID 14-21-15-03490 Property Type REAL - Real Property Property Class RRP VI Area 4 Tax Area 18 - CLAREMORE RURAL/W/O FIRE Name ID 315337 SUSKEY, KASEY J & CHRISTOPHER W 8255 E BROWNING AVE CLAREMORE OK 74019-0000 Parcel Location Situs 08255 E BROWNING AVE Subdivision WINCHESTER HEIGHTS II Lot/Block 0009 / 0004 Parcel Size 1 - Lots Sec/Twn/Rng 14 / 21 / 15 / 5 Neighborhood 1209 - R-V03,3-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					 <p>660013892_001.JPG 3/26/2025</p>																																																																																																																				
Legal Description Lot/Long: 36.30327593 -95.68194189 LOT 9 BLOCK 4 WINCHESTER HEIGHTS 2																																																																																																																									
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Lot Data	Square-Foot - NBHD 1209 #1	Primary Image
Lot Size Lot Count Units Buildable 1 Non-Ag Acres 1.538 Topography Street Access Utilities Amenities LAND QUALITY 0 0 Method Square-Foot Base Lot Value 66,996.00 x 1.42 = 95,437 Factor Value Adjustments 1.0000 Lot Value 95,437		

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	70% Veneer, Masonry 30% Frame, Siding, Wood
Base/Total Area	1,683 / 1,683
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,683
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	702 Attached Garage - Unfinished
Remodel	
Year/Eff Age	1986 / 30

660013892_001.JPG	3/26/2025
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GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	198,608	118.01	Per SqFt

Direct Comparables	
Selection Model	A Adam Test
Adjustment Model	1 2022 Residential
Comparables	6
Indicated Value	249,740 Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	94.91	Total Misc Impr	+ 13,357				
Roofing Adj	+ 4.12	Garage Cost	+ 18,077				
Subfloor Adj	+ -1.09	Total RCN	= 229,641				
Heat/Cool Adj	+ 11.47	Depreciation (40%)	- 91,856				
Plumbing Adj	+ 8.36	Lump Sums	+ 7,232				
Basement Adj	+ 0.00	RCNLD	= 145,017				
Adj Base Cost	= 117.77	Lot Value	+ 95,437				
Total Area	x 1,683	Indicated Value	= 240,454				
Adjusted Cost	= 198,207	Value Per SqFt	142.87				

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	145,017		
Lot Value	95,437		
Indicated Value	240,454	142.87	Per SqFt
Agland Value			
Site Improvements			
Total Value	240,454	142.87	Total Value Per SqFt

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
PRCH	SLAB PORCH - COVERED	33361	51x7		357	23.14		8,261
WODO	WOOD DECK - OPEN	33362	501		501	16.04	10%	7,232



Rogers

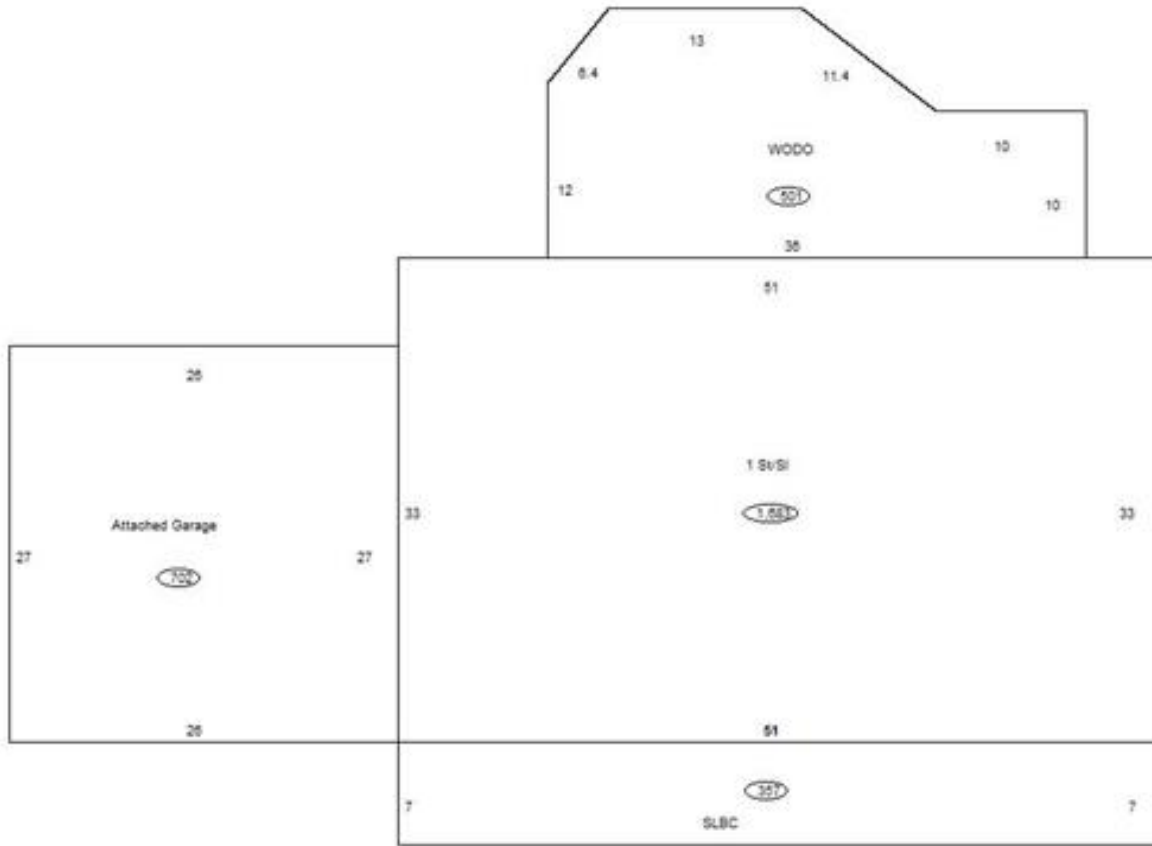
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Sketch Image

660013892



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,683	1.000	1,683
2	G	1		10	Attached Garage	702	1.000	702
3	M	PRCH		10	SLBC	357	1.000	357
4	M	WODO		10	WODO	501	1.000	501
Total Building Area						1,683		1,683



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Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	STF	STG FAIR	0x0x0			
	Qual	2	Cond 3	Year	Eff Age	1520
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					
	STF	STG FAIR	0x0x0			
	Qual	2	Cond 3	Year	Eff Age	1520
	Valuation Summary		Modifier Total	RCN	Depr (100% Phys/ % Func)	RCNLD
	Base Cost (4.68 x)					