



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 660016162 Parcel ID 000000-00-0-10460-002-0001 Cadastral ID 17-21-16-02150 Property Type REAL - Real Property Property Class URP VI Area 1 Tax Area 17 - CLAREMORE OT Name ID 260897 BRATT, RICHARD L & FRANCES J 1127 OAK LN CLAREMORE OK 74017-0000 Parcel Location Situs 01127 OAK LN Subdivision WALNUT PARK II Lot/Block 0001 / 0002 Parcel Size 1 - Lots Sec/Twn/Rng 17 / 21 / 16 / 5 Neighborhood 1161 - R-V01-SW CLAREMORE School District S001 - CLAREMORE SCHOOLS					<p>\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-8-29\IMG_003i 8/29/2023</p>														
Legal Description Lat/Long: 36.29758396 -95.62000216																			
LOT 1 BLOCK 2 WALNUT PARK II					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	Yes	1,000	1,000	990/108	FARMERS HOME-ADMINISTRATION	05/04/1995	34,020	No										
					973/30	WARD, TIMOTHY F & ALICE F	10/03/1994	0	No										
					798/817			36,000	No										
Parcel Valuation					Assessment History														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax											
Remove Cap	0	Land Value	44,858	30,265	11%	3,329	Assessed	9,422	870.88										
Year Frozen	2025	Improvements	82,098	55,390		6,093	Penalty	0											
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-93.00										
TIF Project ID	0	Total Value	126,956	85,655		9,422	Total Taxable	8,422	778.00										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax										
2025	2025-660016162	BRATT, RICHARD L &			17	123,909	1000	8,423	779.00										
2024	2024-660016162	BRATT, RICHARD L &			17	125,974	0	9,148	845.00										
2023	2023-660016162	BRATT, RICHARD L &			17	97,259	0	8,712	798.00										
2022	2022-660016162	BRATT, RICHARD L &			17	75,430	0	8,297	768.00										
2021	2021-660016162	BRATT, RICHARD L &			17	83,808	0	9,219	814.00										
2020	2020-660016162	BRATT, RICHARD L &			17	82,426	0	9,067	830.00										
2019	2019-660016162	BRATT, RICHARD L &			17	80,332	0	8,837	818.00										
2018	2018-660016162	BRATT, RICHARD L &			17	83,886	0	8,515	787.00										
2017	2017-660016162	BRATT, RICHARD L &			17	83,165	0	8,109	745.00										
2016	2016-660016162	BRATT, RICHARD L &			17	81,026	0	7,723	725.00										
2015	2015-660016162	BRATT, RICHARD L &			17	78,410	0	7,356	663.00										
2014	2014-660016162	BRATT, RICHARD L &			17	79,050	0	7,005	650.00										
2013	2013-660016162	BRATT, RICHARD L &			17	75,188	0	6,672	611.00										



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Lot Data	Square-Foot - NBHD 1161 #1	Primary Image
Lot Size		
Lot Count	1	
Units Buildable	1	
Non-Ag Acres	0.1872	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	8,156.00 x 5.50 = 44,858	
Factor Value		
Adjustments	1.0000	
Lot Value	44,858	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,363 / 1,363
Style	100% One Story
HVAC	100% Forced Air Furnace
Roof Cover	1 Composition Shingle
Area on Slab	1,363
Fixture/RghIn	7 /
Bed/F/H Bath	3 / 1.5 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	1979 / 35

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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	92,678	68.00	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	8		
Indicated Value	74,660		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	94.49	Total Misc Impr	+	2,839			
Roofing Adj	+ 3.89	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	152,033			
Heat/Cool Adj	+ 5.00	Depreciation (46%)	-	69,935			
Plumbing Adj	+ 6.08	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	82,098			
Adj Base Cost	= 109.46	Lot Value	+	44,858			
Total Area	x 1,363	Indicated Value	=	126,956			
Adjusted Cost	= 149,194	Value Per SqFt		93.14			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	82,098		
Lot Value	44,858		
Indicated Value	126,956	93.14	Per SqFt
Agland Value			
Site Improvements			
Total Value	126,956	93.14	Total Value Per SqFt

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PATO	SLAB PORCH - OPEN	38918	24x12		288	8.09		2,330
PRCH	SLAB PORCH - COVERED	141905	6x4		24	21.22		509



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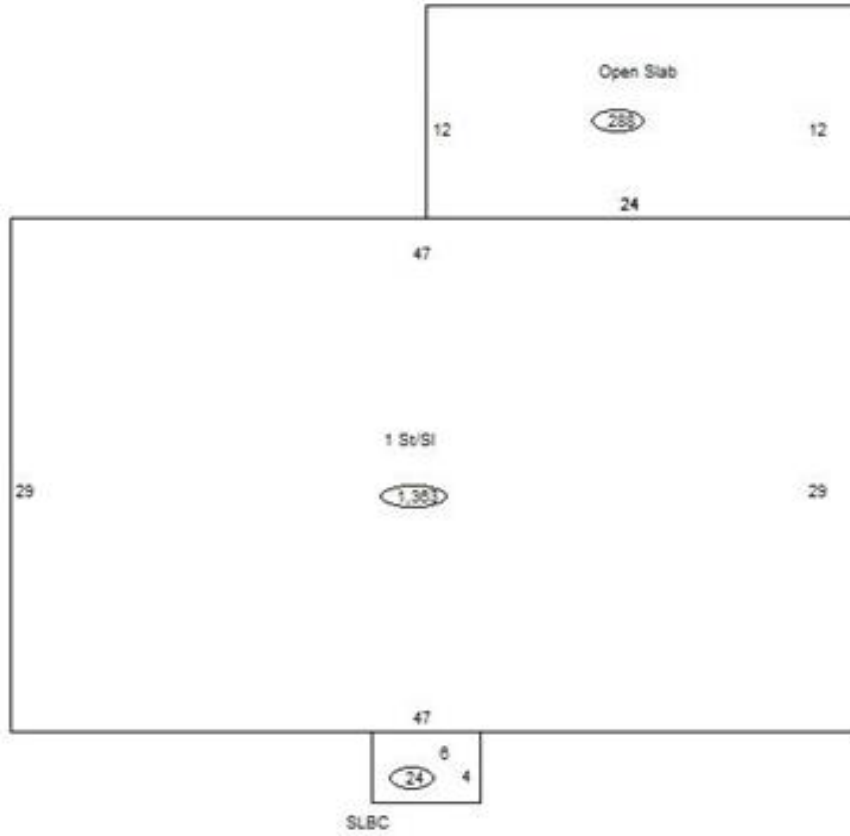
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Sketch Image

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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	1,363	1.000	1,363
2	M	PATO		10	Open Slab	288	1.000	288
3	M	PRCH		10	SLBC	24	1.000	24
Total Building Area						1,363		1,363