



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data					Primary Image														
<b>Account</b> 660018378 <b>Parcel ID</b> 000000-00-0-10400-007-0007 <b>Cadastral ID</b> 20-21-16-04540 <b>Property Type</b> REAL - Real Property <b>Property Class</b> URP VI Area 1 <b>Tax Area</b> 17 - CLAREMORE OT <b>Name ID</b> 332785 MEDDERS, MICHAEL KELLY & SUSANA RAQUEL JASSO  2002 S MISSOURI AVE CLAREMORE OK 74019-0000  <b>Parcel Location</b> <b>Situs</b> 02002 S MISSOURI AVE <b>Subdivision</b> SOUTH POINTE <b>Lot/Block</b> 0007 / 0007 <b>Parcel Size</b> 1 - Lots <b>Sec/Twn/Rng</b> 20 / 21 / 16 / 5 <b>Neighborhood</b> 1166 - R-V01-SW CLAREMORE <b>School District</b> S001 - CLAREMORE SCHOOLS					<p>\\tsclient\A\TOMMY DUNLAP\New folder (273)\IMG_0009.JPG 9/20/2023</p>														
<b>Legal Description</b> Lat/Long: 36.28986043 -95.61894800																			
LOT 7 BLOCK 7 SOUTH POINTE					<b>Building Permits</b> <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															
<b>Exemptions</b>					<b>Sale History</b>														
<b>Code</b>	<b>Type</b>	<b>Active</b>	<b>Maximum</b>	<b>Exemption</b>	<b>Bk/Pg</b>	<b>Grantor</b>	<b>Date</b>	<b>Price</b>	<b>Code</b>										
					/	SECURITY INVESTMENTS LLC	11/23/2020	163,500	YES										
					2388/340	KENNEDY, DANA C	03/10/2014	0	9										
					958/199	VREELAND, FRANK	05/31/1994	70,000	Yes										
					952/577	VREELAND, FRANK	04/05/1994	8,500	No										
					909/713	FIRST FEDERAL SAVINGS	03/25/1993	367,500	No										
<b>Parcel Valuation</b>																			
<b>Source</b>	<b>REAL</b>		<b>Fair Cash</b>	<b>Capped</b>	<b>Asmnt Level</b>	<b>Assessed</b>	<b>Levy Rate</b>	92.430	<b>Current Tax</b>										
<b>Remove Cap</b>	2021		<b>Land Value</b>	54,023	32,904	11%	3,619	<b>Assessed</b>	22,996										
<b>Year Frozen</b>	0		<b>Improvements</b>	176,157	176,157		19,377	<b>Penalty</b>	0										
<b>Uncapped Value</b>	0		<b>Mobile Home</b>	0	0		0	<b>Exemption</b>	0										
<b>TIF Project ID</b>	0		<b>Total Value</b>	230,180	209,061		22,996	<b>Total Taxable</b>	22,996										
<b>Assessment History</b>																			
<b>Tax Year</b>	<b>Statement Number</b>	<b>Billed Owner</b>			<b>Tax Area</b>	<b>Total Value</b>	<b>Exemptions</b>	<b>Taxable Value</b>	<b>Billed Tax</b>										
2025	2025-660018378	MEDDERS, MICHAEL KELLY &			17	227,631	0	21,902	2,024.00										
2024	2024-660018378	MEDDERS, MICHAEL KELLY &			17	236,017	0	20,858	1,928.00										
2023	2023-660018378	MEDDERS, MICHAEL KELLY &			17	185,505	0	19,866	1,820.00										
2022	2022-660018378	MEDDERS, MICHAEL KELLY &			17	187,379	0	18,920	1,751.00										
2021	2021-660018378	MEDDERS, MICHAEL KELLY &			17	163,807	0	18,019	1,591.00										
2020	2020-660018378	SECURITY INVESTMENTS LLC			17	131,508	0	14,466	1,325.00										
2019	2019-660018378	SECURITY INVESTMENTS LLC			17	129,356	0	14,229	1,318.00										
2018	2018-660018378	SECURITY INVESTMENTS LLC			17	133,195	0	14,651	1,354.00										
2017	2017-660018378	SECURITY INVESTMENTS LLC			17	132,074	0	14,528	1,334.00										
2016	2016-660018378	SECURITY INVESTMENTS LLC			17	128,452	0	14,130	1,326.00										
2015	2015-660018378	SECURITY INVESTMENTS LLC			17	125,651	0	13,822	1,247.00										
2014	2014-660018378	SECURITY INVESTMENTS LLC			17	128,051	0	13,712	1,272.00										
2013	2013-660018378	KENNEDY, DANA C			17	121,010	0	13,059	1,195.00										



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Lot Data	Square-Foot - NBHD 1166 #1	Primary Image
Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.159	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
	0	
	0	
Method	Square-Foot	
Base Lot Value	6,926.00 x 6.00 = 41,556	
Factor Value		
Adjustments	1.3000	
Lot Value	54,023	

Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2.5 - Fair
Architecture	
Style	100% One Story
Exterior Wall	10% Veneer, Masonry 90% Frame, Siding, Wood
Base/Total Area	1,520 / 1,520
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,520
Fixture/RghIn	16 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Unfinished
Remodel	RMA -
Year/Eff Age	1994 / 15



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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	173,793	114.34	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	6		
Indicated Value	190,440		Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	96.28	Total Misc Impr	+	13,479			
Roofing Adj	+ 4.40	Garage Cost	+	12,487			
Subfloor Adj	+ -1.15	Total RCN	=	214,826			
Heat/Cool Adj	+ 11.47	Depreciation ( 18%)	-	38,669			
Plumbing Adj	+ 13.25	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	176,157			
Adj Base Cost	= 124.25	Lot Value	+	54,023			
Total Area	x 1,520	Indicated Value	=	230,180			
Adjusted Cost	= 188,860	Value Per SqFt		151.43			

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	176,157		
Lot Value	54,023		
Indicated Value	230,180	151.43	Per SqFt
Agland Value			
Site Improvements			
Total Value	230,180	151.43	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	44592	10x10		100	23.95		2,395
PRCH	SLAB PORCH - COVERED	44593	16x16		256	23.39		5,988



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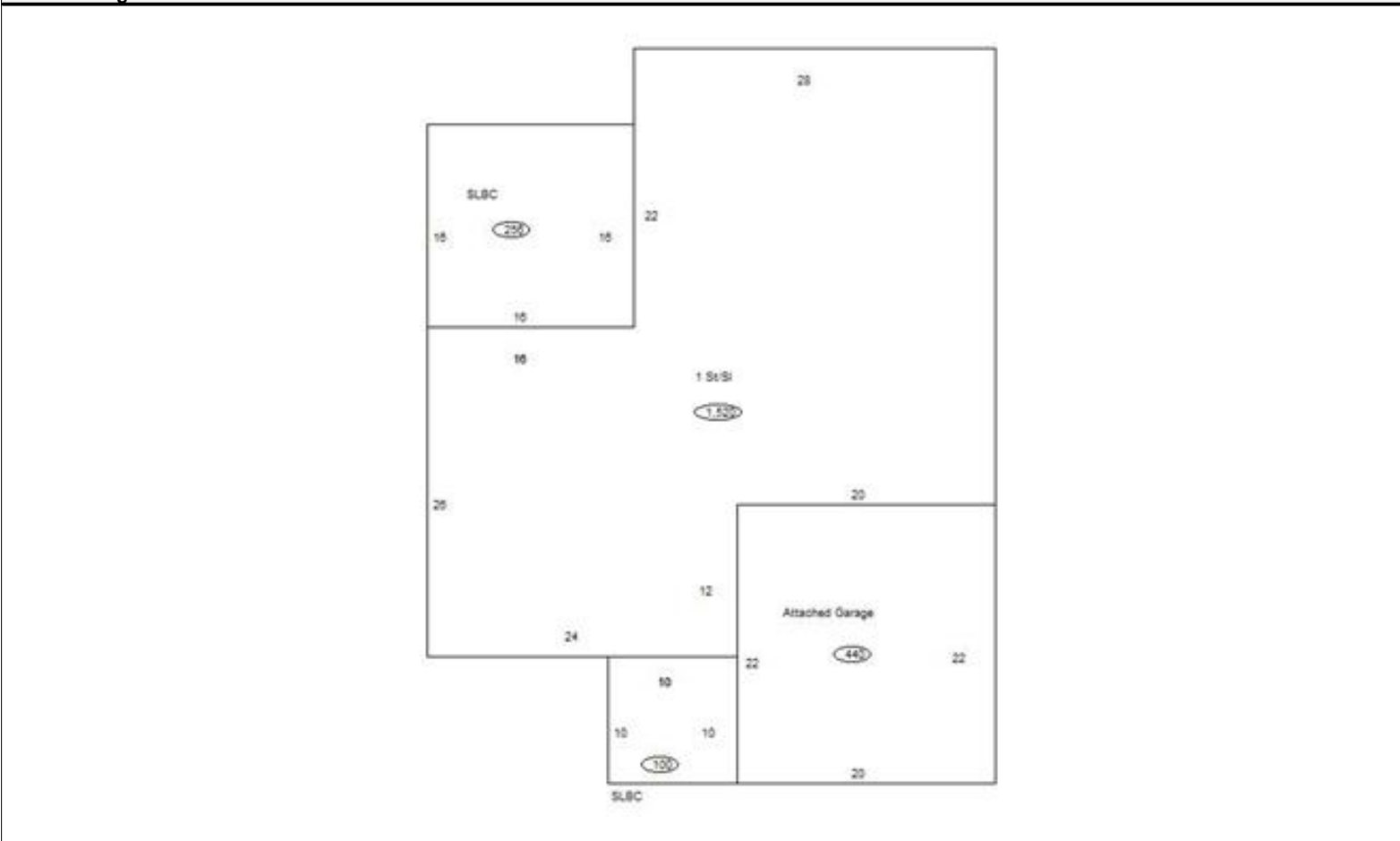
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Sketch Image

660018378



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,520	1.000	1,520
2	G	1		10	Attached Garage	440	1.000	440
3	M	PRCH		10	SLBC	100	1.000	100
4	M	PRCH		10	SLBC	256	1.000	256
<b>Total Building Area</b>						1,520		1,520