



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Time 09:56:10  
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Assessment Data					Primary Image					
Account	660102453									
Parcel ID	000000-00-0-10080-003-0016									
Cadastral ID	16-21-16-01911									
Property Type	REAL - Real Property									
Property Class	URP	VI Area	1							
Tax Area	17 - CLAREMORE OT									
Name ID	327030									
BRESSIE, RILEY A										
536 S MUSKOGEE CLAREMORE OK 74017-0000										
Parcel Location										
Situs	00536 S MUSKOGEE AVE									
Subdivision	DENNISON									
Lot/Block	0016 / 0001	Parcel Size	1 - Lots							
Sec/Twn/Rng	16 / 21 / 16 / 5									
Neighborhood	1161 - R-V01-SW CLAREMORE									
School District	S001 - CLAREMORE SCHOOLS									
Legal Description Lat/Long: 36.30575658 -95.61474736										
Building Permits										
LOT 16 BLOCK 1 DENNISON										
Exemptions										
Code	Type	Active	Maximum	Exemption	Sale History					
					Bk/Pg	Grantor	Date	Price	Code	
					/	BD HOMES LLC	01/03/2019	102,000	YES	
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2020		Land Value	35,310	16,532	11%	1,819	Assessed	16,026	1,481.28
Year Frozen			Improvements	148,316	129,155		14,207	Penalty	0	
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0		Total Value	183,626	145,687		16,026	Total Taxable	16,026	1,481.00
Assessment History										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660102453	BRESSIE, RILEY A			17	177,663	0	15,263	1,411.00	
2024	2024-660102453	BRESSIE, RILEY A			17	184,888	0	14,535	1,343.00	
2023	2023-660102453	BRESSIE, RILEY A			17	162,320	0	13,775	1,262.00	
2022	2022-660102453	BRESSIE, RILEY A			17	139,311	0	13,119	1,214.00	
2021	2021-660102453	BRESSIE, RILEY A			17	113,583	0	12,494	1,103.00	
2020	2020-660102453	BRESSIE, RILEY A			17	110,491	0	12,155	1,113.00	
2019	2019-660102453	BRESSIE, RILEY A			17	105,595	0	11,616	1,076.00	



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Lot Data		Square-Foot - NBHD 1161 #1	
Lot Size	0	0	
Lot Count	1		
Units Buildable	0		
Non-Ag Acres	0.1474		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
			0
Method	Square-Foot		
Base Lot Value	6,420.00 x 5.50 = 35,310		
Factor Value			
Adjustments	1.0000		
Lot Value	35,310		



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Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	2 - Fair
Architecture	
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	1,151 / 1,151
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,151
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	284 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
Adjusted R	0.8445
Indicated Value	153,232 133.13 Per SqFt

### Direct Comparables

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

Cost Approach		Manual : 01/2025	
Base Cost	106.08	Total Misc Impr	+ 2,742
Roofing Adj	+ 5.09	Garage Cost	+ 7,793
Subfloor Adj	+ 0.00	Total RCN	= 162,985
Heat/Cool Adj	+ 10.30	Depreciation ( 9%)	- 14,669
Plumbing Adj	+ 10.98	Lump Sums	+ 0
Basement Adj	+ 0.00	RCNLD	= 148,316
Adj Base Cost	= 132.45	Lot Value	+ 35,310
Total Area	x 1,151	Indicated Value	= 183,626
Adjusted Cost	= 152,450	Value Per SqFt	159.54

### Value Reconciliation

Selected Approach	Cost Approach
Improvements	148,316
Lot Value	35,310
Indicated Value	183,626 159.54 Per SqFt
Agland Value	
Site Improvements	
Total Value	183,626 159.54 Total Value Per SqFt

### Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	123285	14x5		70	21.07		1,475
PRCH	SLAB PORCH - COVERED	123286	12x5		60	21.11		1,267



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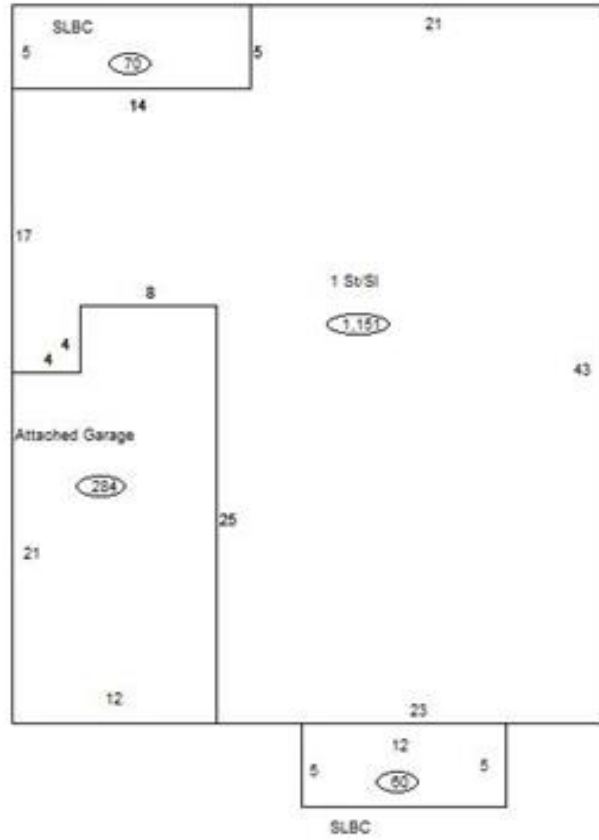
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### Sketch Image

660102453



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/SI	1,151	1.000	1,151
2	G	1		10	Attached Garage	284	1.000	284
3	M	PRCH		10	SLBC	70	1.000	70
4	M	PRCH		10	SLBC	60	1.000	60
<b>Total Building Area</b>						<b>1,151</b>		<b>1,151</b>