

FILED

DEC 22 2025

VALUATION AND APPRAISEMENT OF PROPERTY
IN THE DISTRICT COURT IN AND FOR DELAWARE COUNTY, STATE OF
OKLAHOMA
NO. CJ-2023-96

PLANET HOME LENDING, LLC vs. WILLIAM NASS

We, Rachel Matthews, Maranda Dennis, and Clara Mills, ~~Maranda Mitchell, Fred Ferrell, and Devon Treason~~ three disinterested persons having been by undersigned, Deputy Sheriff of said County of Delaware, duly summoned to appraise the property upon actual view of said premises, and after having been on said premises, we find that and estimate the same to be of total value of Seventy five thousand Dollars (\$ 75,000), the said property being and separately appraised as follows, to wit:

LOT 36, WALNUT HILL AREA, FLINT RIDGE NO 4, BLOCK 16, A SUBDIVISION ACCORDING TO THE RECORDED PLAT THEREOF, DELAWARE COUNTY, OKLAHOMA. SUBJECT TO ANY AND ALL EASEMENTS OF RECORD, INCLUDING A 1983 FRIENDSHIP MOBILE HOME, SERIAL NUMBER N05614ABF;

Property address: 1636 CEDAR VALLEY TRAIL, KANSAS, OK 74347.

Dated this December day of 2025.

LAMUN MOCK CUNNINGHAM & DAVIS,

P.C.

5621 N. Classen Blvd.

Okahoma City, OK 73118

(405) 840-5900

(405) 842-6132 (Fax)

APPRAISERS (PLEASE PRINT)

Rachel Matthews

Maranda Dennis

Clara Mills

STATE OF OKLAHOMA)
) ss. COUNTY OF DELAWARE)

I do certify that the above-named appraisers are disinterested persons and were by me duly summoned and sworn impartially to appraise the above described property upon actual view thereof on the above date.

Thermon Ray Thomas

JAMES BECK, Sheriff

By: James Beck, Deputy

STATE OF OKLAHOMA)
COUNTY OF DELAWARE) ss.

We, the undersigned appraisers above named, each being duly sworn, upon oath, says that he is a disinterested person, and that he will impartially appraise upon actual view, the property levied on by the Sheriff of said County for which we have been summoned.

Subscribed and sworn to before me this 22 day of December, 2015.

Paul H. Hest
Clara J. Miller
Melinda Brown
APPRAISERS (PLEASE SIGN)

JAMES BECK, Sheriff
DEPUTY

Appraisers' Fee \$ 150 each

Click or tap here to enter text. I hereby certify this to be a true and correct copy of the original appraisal herein.
Thermon Ray Thomas
JAMES BECK, SHERIFF
By: James Beck, Deputy