Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

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Assessment Data

Account	660000359
Parcel ID	000000-00-0-00738-009-0010
Cadastral ID	01-20-15-06160
Property Type	REAL - Real Property
Property Class	URP **VI Area** 3
Tax Area	80 - VERDIGRIS TOWN/ VERDIGRI
Name ID	348858

FREEMAN, JOSHUA L
REVOCABLE TRUST

10535 E 156TH ST N
COLLINSVILLE OK 74021-0000

Parcel Location

Situs	25435 S HOLLIDAY DR
Subdivision	SHEPHERD VALLEY
Lot/Block	0010 / 0009 **Parcel Size** 1 - Lots
Sec/Twn/Rng	1 / 20 / 15 / 5
Neighborhood	1117 - R-V04-SW VERDIGRIS
School District	S008 - VERDIGRIS SCHOOLS

Primary Image

660000359_001.JPG 9/28/2025

Legal Description

Lat/Long: 36.24382780 -95.66773501

LOT 10 BLOCK 9 SHEPHERD VALLEY

Building Permits

Number	Description	Opened	Closed	Amount
6051	NEW HOME	12/1999	01/2001	

Exemptions

Code	Type	Active	Maximum	Exemption

Sale History

Bk/Pg	Grantor	Date	Price	Code
/	FREEMAN CONSTRUCTION CO	11/20/2025		4
1220/1	VERDIGRIS VALLEY~CONSTRUCTION	03/21/2000	0	No
858/374			190,000	No

Parcel Valuation

Source	REAL
Remove Cap	2001
Year Frozen	0
Uncapped Value	0
TIF Project ID	0

	Fair Cash	Capped	Asmnt Level	Assessed
Land Value	29,024	24,763	11%	2,724
Improvements	154,681	152,948		16,824
Mobile Home	0	0		0
Total Value	183,705	177,711		19,548

Levy Rate	104.132	Current Tax
Assessed	19,548	2,035.57
Penalty	0	
Exemption	0	0.00
Total Taxable	19,548	2,036.00

Assessment History

Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax
2025	2025-660000359	FREEMAN CONSTRUCTION CO	80	177,766	0	18,617	1,939.00
2024	2024-660000359	FREEMAN CONSTRUCTION CO	80	192,305	0	17,731	1,700.00
2023	2023-660000359	FREEMAN CONSTRUCTION CO	80	153,515	0	16,887	1,594.00
2022	2022-660000359	FREEMAN CONSTRUCTION CO	80	151,886	0	16,169	1,554.00
2021	2021-660000359	FREEMAN CONSTRUCTION CO	80	139,992	0	15,399	1,442.00
2020	2020-660000359	FREEMAN CONSTRUCTION CO	80	134,086	0	14,699	1,378.00
2019	2019-660000359	FREEMAN CONSTRUCTION CO	80	127,263	0	13,999	1,333.00
2018	2018-660000359	FREEMAN CONSTRUCTION CO	80	132,095	0	14,530	1,385.00
2017	2017-660000359	FREEMAN CONSTRUCTION CO	80	130,955	0	14,405	1,376.00
2016	2016-660000359	FREEMAN CONSTRUCTION CO	80	127,457	0	14,020	1,343.00
2015	2015-660000359	FREEMAN CONSTRUCTION CO	80	124,206	0	13,663	1,320.00
2014	2014-660000359	FREEMAN CONSTRUCTION CO	80	131,385	0	14,452	1,321.00
2013	2013-660000359	FREEMAN CONSTRUCTION CO	80	136,678	0	13,810	1,307.00

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Lot Data

Square-Foot - NBHD 1117 #1

Lot Size		
Lot Count		
Units Buildable	1	
Non-Ag Acres	0.392	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	0
		0
Method	Square-Foot	
Base Lot Value	17,073.00 x 1.70 = 29,024	
Factor Value		
Adjustments	1.0000	
Lot Value	29,024	

Primary Image

660000359_001.JPG 9/28/2025

Residential Data

Type	1 Single Family Residence
Condition	3 - Average
Quality	2.25 - Fair
Architecture	TRAD TRADITIONAL
Style	100% One Story
Exterior Wall	50% Veneer, Masonry 50% Frame, Siding, Wood
Base/Total Area	1,570 / 1,570
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	1,570
Fixture/Rghln	13 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	440 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	2000 / 20

GRM Approach

GRM Code		
Gross Rent		0.00
Indicated Value		

Multiple Regression

MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	174,413	111.09	**Per SqFt**

Direct Comparables

Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	5		
Indicated Value	179,590		**Per SqFt**

Cost Approach

Manual : 01/2025

Base Cost		97.84	**Total Misc Impr**	+	2,437
Roofing Adj	+	4.25	**Garage Cost**	+	14,454
Subfloor Adj	+	-0.58	**Total RCN**	=	209,028
Heat/Cool Adj	+	10.89	**Depreciation (26%)**	-	54,347
Plumbing Adj	+	9.98	**Lump Sums**	+	0
Basement Adj	+	0.00	**RCNLD**	=	154,681
Adj Base Cost	=	122.38	**Lot Value**	+	29,024
Total Area	x	1,570	**Indicated Value**	=	183,705
Adjusted Cost	=	192,137	**Value Per SqFt**		117.01

Value Reconciliation

Selected Approach	Cost Approach		
Improvements	154,681		
Lot Value	29,024		
Indicated Value	183,705	117.01	**Per SqFt**
Agland Value			
Site Improvements			
Total Value	183,705	117.01	**Total Value Per SqFt**

Miscellaneous Improvements

Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	1243	64		64	22.58		1,445
PATO	SLAB PORCH - OPEN	1244	94		94	10.55		992

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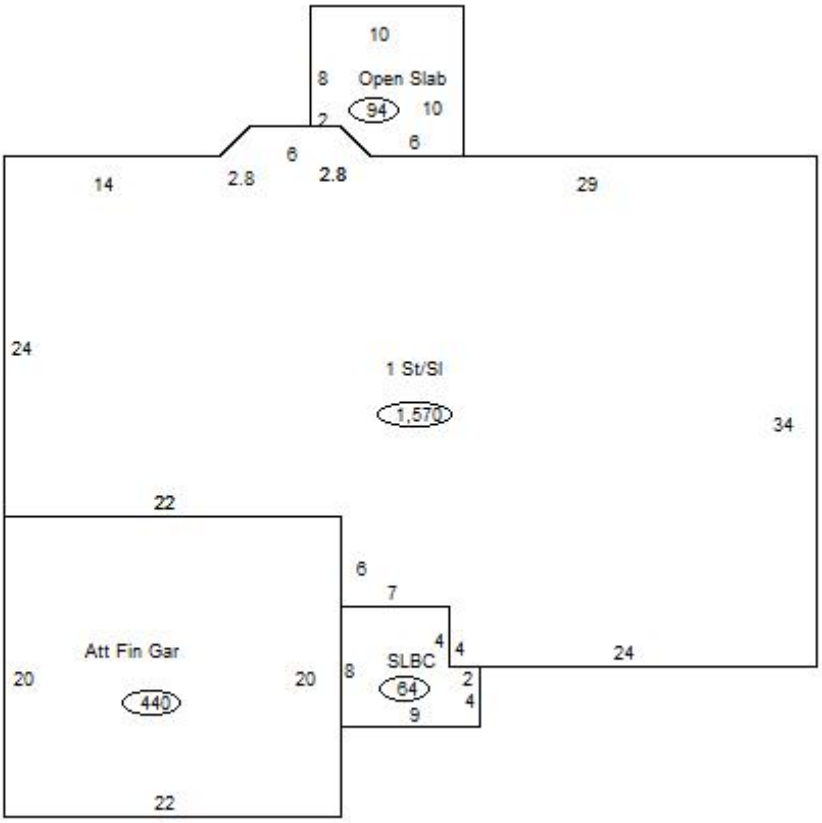
Sketch Image 660000359



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/Sl	1,570	1.000	1,570
2	G	5		13	Att Fin Gar	440	1.000	440
3	M	PRCH		13	SLBC	64	1.000	64
4	M	PATO		13	Open Slab	94	1.000	94
					Total Building Area	1,570		1,570