



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/16/2026  
Time 22:45:34  
Page 1

Assessment Data					Primary Image									
Account	660025289				<p>660025289_003.JPG 12/7/2025</p>									
Parcel ID	000000-00-0-20010-017-0006													
Cadastral ID	30-20-15-02720													
Property Type	REAL - Real Property													
Property Class	URP	VI Area	3											
Tax Area	1 - CATOOSA OT													
Name ID	344447													
CORDER, JUSTIN														
300 W ROLLINS ST CATOOSA OK 74015-0000														
Parcel Location														
Situs	00300 ROLLINS													
Subdivision	CATOOSA O T													
Lot/Block	0006 / 0017	Parcel Size	.5 - Lots											
Sec/Twn/Rng	30 / 20 / 15 / 5													
Neighborhood	1184 - R-V03-SW CATOOSA													
School District	S002 - CATOOSA SCHOOLS													
Legal Description Lat/Long: 36.19067804 -95.74885438														
E 50' LOT 6 BLOCK 17 CATOOSA O T														
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 colspan="5"> </td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Code	Type	Active	Maximum	Exemption	Sale History									
H	Homestead	Yes	1,000	1,000	Bk/Pg	Grantor	Date	Price	Code					
					/	TAYLOR 2021 TRUST	05/13/2024	145,000	YES					
					/	TAYLOR, GLEN W & BEVERLY J	07/20/2021	0	WB					
					2504/891	MIDDLETON, ARVIN	10/09/2015	64,000	YES					
					1393/785	MILLS, MARY PEARL	07/22/2002	54,500	YES					
Parcel Valuation					Assessment History									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	106.660	Current Tax						
Remove Cap	2025	Land Value	44,001	44,001	11%	4,840	Assessed	16,428	1,752.21					
Year Frozen		Improvements	107,222	105,349		11,588	Penalty	0						
Uncapped Value	0	Mobile Home	0	0		0	Exemption	1,000	-106.00					
TIF Project ID	0	Total Value	151,223	149,350		16,428	Total Taxable	15,428	1,646.00					
Assessment History														
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax							
2025	2025-660025289	CORDER, JUSTIN	1	145,000	0	15,950	1,701.00							
2024	2024-660025289	CORDER, JUSTIN	1	96,018	0	7,970	841.00							
2023	2023-660025289	TAYLOR 2021 TRUST	1	69,000	0	7,591	779.00							
2022	2022-660025289	TAYLOR 2021 TRUST	1	69,000	0	7,591	762.00							
2021	2021-660025289	TAYLOR 2021 TRUST	1	71,048	0	7,816	688.00							
2020	2020-660025289	TAYLOR, GLEN W & BEVERLY JUNE	1	69,781	0	7,676	680.00							
2019	2019-660025289	TAYLOR, GLEN W & BEVERLY JUNE	1	67,581	0	7,434	668.00							
2018	2018-660025289	TAYLOR, GLEN W & BEVERLY JUNE	1	69,827	0	7,681	686.00							
2017	2017-660025289	TAYLOR, GLEN W & BEVERLY JUNE	1	69,185	0	7,611	687.00							
2016	2016-660025289	TAYLOR, GLEN W & BEVERLY JUNE	1	67,275	0	7,401	658.00							
2015	2015-660025289	MIDDLETON, ARVIN	1	67,184	2000	3,995	357.00							
2014	2014-660025289	MIDDLETON, ARVIN	1	67,756	2000	3,995	361.00							
2013	2013-660025289	MIDDLETON, ARVIN	1	65,057	2000	3,995	358.00							



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Date 04/16/2026  
Time 22:45:34  
Page 2

Lot Data		Square-Foot - NBHD 1184 #1		Primary Image	
Lot Size				<p>660025289_003.JPG 12/7/2025</p>	
Lot Count					
Units Buildable	1				
Non-Ag Acres	0.1713				
Topography					
Street Access					
Utilities					
Amenities	LAND QUALITY	0	0		
Method	Square-Foot				
Base Lot Value	7,461.00 x 3.00 = 22,383				
Factor Value				GRM Approach	
Adjustments	1.9658			GRM Code	
Lot Value	44,001			Gross Rent	0.00
Residential Data				Indicated Value	
Type	1 Single Family Residence			Multiple Regression	
Condition	3 - Average			MRA Code	1 Test
Quality	2 - Fair			Adusted R	0.8445
Architecture	TRAD TRADITIONAL			Indicated Value	85,044 90.86 Per SqFt
Style	100% One Story			Direct Comparables	
Exterior Wall	100% Veneer, Masonry			Selection Model	A Adam Test
Base/Total Area	936 / 936			Adjustment Model	1 2022 Residential
Style	100% One Story			Comparables	
HVAC	100% Warmed & Cooled Air			Indicated Value	
Roof Cover	1 Composition Shingle			Value Reconciliation	
Area on Slab	936			Selected Approach	Cost Approach
Fixture/RghIn	5 /			Improvements	103,854
Bed/F/H Bath	2 / 1.0 /			Lot Value	44,001
Basement Area				Indicated Value	147,855 157.96 Per SqFt
Garage Type				Agland Value	
Remodel	RMA -			Site Improvements	3,368
Year/Eff Age	1989 / 16			Total Value	151,223 161.56 Total Value Per SqFt
Cost Approach		Manual : 01/2025			
Base Cost	105.65	Total Misc Impr	+ 12,795		
Roofing Adj	+ 4.31	Garage Cost	+ 0		
Subfloor Adj	+ 0.00	Total RCN	= 131,461		
Heat/Cool Adj	+ 10.30	Depreciation ( 21%)	- 27,607		
Plumbing Adj	+ 6.52	Lump Sums	+ 0		
Basement Adj	+ 0.00	RCNLD	= 103,854		
Adj Base Cost	= 126.78	Lot Value	+ 44,001		
Total Area	x 936	Indicated Value	= 147,855		
Adjusted Cost	= 118,666	Value Per SqFt	157.96		

Miscellaneous Improvements							
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr Value
PRCH	SLAB PORCH - COVERED	61896	22x20		440	20.14	8,862
PRCH	SLAB PORCH - COVERED	61897	19x10		190	20.70	3,933



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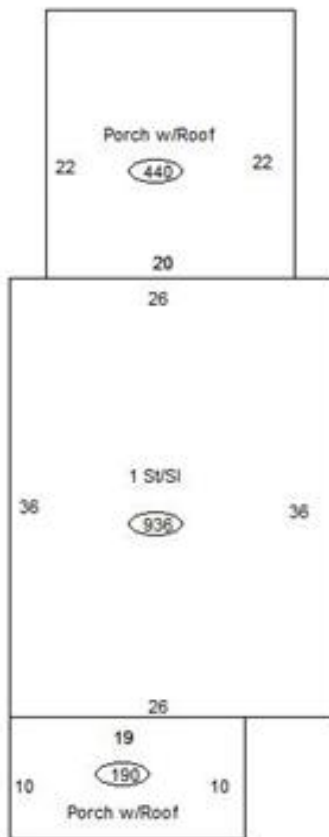
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Date 04/16/2026  
Time 22:45:34  
Page 3

### Sketch Image

660025289



### Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	936	1.000	936
2	M	PRCH		13	SLBC	440	1.000	440
3	M	PRCH		13	SLBC	190	1.000	190
<b>Total Building Area</b>						936		936



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Date 04/16/2026  
Time 22:45:34  
Page 4

660025289

### Outbuildings/Site Improvements

Building Image	Code	Description	Dimensions	Floor	Roofing	Total Units
	SHDS	Shed - Small	18x12x8	Plank	Formed Metal	216
	Qual	2	Cond 3	Year 2021	Eff Age 4	
<b>Valuation Summary</b>		<b>Modifier Total</b>	<b>RCN</b>	<b>Depr (19% Phys/ % Func)</b>		<b>RCNLD</b>
Base Cost (19.25 x 216)		4,158		4,158 790		3,368