



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 09:52:17
Page 1

Assessment Data					Primary Image				
Account	660102161				<p>660102161_001.JPG 10/8/2025</p>				
Parcel ID	20N15E-28-1-00000-001-0000								
Cadastral ID	28-20-15-01210								
Property Type	REAL - Real Property								
Property Class	RR	VI Area	3						
Tax Area	20 - CATOOSA RURAL								
Name ID	326277								
HOLLAND, CHRISTOPHER L & HOLLAND, JESSICA D									
6893 E 576 RD CATOOSA OK 74015-0000									
Parcel Location									
Situs	06893 E 576 RD								
Subdivision									
Lot/Block	/	Parcel Size	2.5 - Acres						
Sec/Twn/Rng	28 / 20 / 15 / 1								
Neighborhood	2015 - UNPLATTED								
School District	S002 - CATOOSA SCHOOLS								
Legal Description Lat/Long: 36.18515141 -95.71050520									
W2 W2 SE SE NE									
Building Permits									
Number	Description	Opened	Closed	Amount					
R18	R20- SPLIT/ 911 ADDRESS	12/2018	10/2019						
Exemptions									
Code	Type	Active	Maximum	Exemption					
HV	Veteran	Yes	999,999	23,552					
Sale History									
Bk/Pg	Grantor	Date	Price	Code					
/	LOVELACE, WILLIAM D	12/13/2018		0 4					
Parcel Valuation									
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.860	Current Tax	
Remove Cap	2001	Land Value	47,587	38,920	11%	4,281	Assessed	23,552 2,187.04	
Year Frozen		Improvements	219,857	175,187		19,271	Penalty	0	
Uncapped Value	0	Mobile Home	0	0		0	Exemption	23,552 -2,187.00	
TIF Project ID	0	Total Value	267,444	214,107		23,552	Total Taxable	0 0.00	
Assessment History									
Tax Year	Statement Number	Billed Owner	Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax		
2025	2025-660102161	HOLLAND, CHRISTOPHER L &	20	257,089	22865		.00		
2024	2024-660102161	HOLLAND, CHRISTOPHER L &	20	270,112	22200		.00		
2023	2023-660102161	HOLLAND, CHRISTOPHER L &	20	229,728	21553		.00		
2022	2022-660102161	HOLLAND, CHRISTOPHER L &	20	220,999	20926		.00		
2021	2021-660102161	HOLLAND, CHRISTOPHER L &	20	188,073	1000	19,316	1,699.00		
2020	2020-660102161	HOLLAND, CHRISTOPHER L &	20	185,195	1000	18,725	1,657.00		
2019	2019-660102161	HOLLAND, CHRISTOPHER J &	20	31,450	0	3,003	269.00		



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Date 04/18/2026
 Time 09:52:17
 Page 2

Lot Data		Square-Foot - NBHD 2015 #1	
Lot Size	0	0	
Lot Count	0		
Units Buildable	0		
Non-Ag Acres	2.4698		
Topography			
Street Access			
Utilities			
Amenities	LAND QUALITY		0
	FLOOD ZONE		0
Method	Square-Foot		
Base Lot Value	107,585.00 x .44 = 47,587		
Factor Value			
Adjustments	1.0000		
Lot Value	47,587		



Residential Data	
Type	1 Single Family Residence
Condition	3 - Average
Quality	3 - Average
Architecture	MTL METAL HOME
Style	100% One Story
Exterior Wall	95% Frame, Siding, Metal 5% Veneer, Masonry
Base/Total Area	1,536 / 1,536
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	4 Metal, Preformed
Area on Slab	1,536
Fixture/RghIn	11 /
Bed/F/H Bath	3 / 2.0 /
Basement Area	
Garage Type	624 Attached Garage - Finished 2 Stalls
Remodel	
Year/Eff Age	2019 / 5

660102161_001.JPG 10/8/2025

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	248,843	162.01	Per SqFt

Direct Comparables	
Selection Model	1 Res
Adjustment Model	A2 AO Test
Comparables	
Indicated Value	

Cost Approach				Manual : 01/2025	
Base Cost	101.09	Total Misc Impr	+	12,557	
Roofing Adj	+ 5.58	Garage Cost	+	23,768	
Subfloor Adj	+ -2.39	Total RCN	=	231,428	
Heat/Cool Adj	+ 12.64	Depreciation (5%)	-	11,571	
Plumbing Adj	+ 10.10	Lump Sums	+	0	
Basement Adj	+ 0.00	RCNLD	=	219,857	
Adj Base Cost	= 127.02	Lot Value	+	47,587	
Total Area	x 1,536	Indicated Value	=	267,444	
Adjusted Cost	= 195,103	Value Per SqFt		174.12	

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	219,857		
Lot Value	47,587		
Indicated Value	267,444	174.12	Per SqFt
Agland Value			
Site Improvements			
Total Value	267,444	174.12	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	5,615.40	5,615
SHLT	STORM SHELTER	0		1	2019	0.00	
EPKS	Enclosed Porch - Kneewall Screen	143434	20x10		200	29.08	5,816
PRCH	Porch	143435	7x6		42	26.80	1,126



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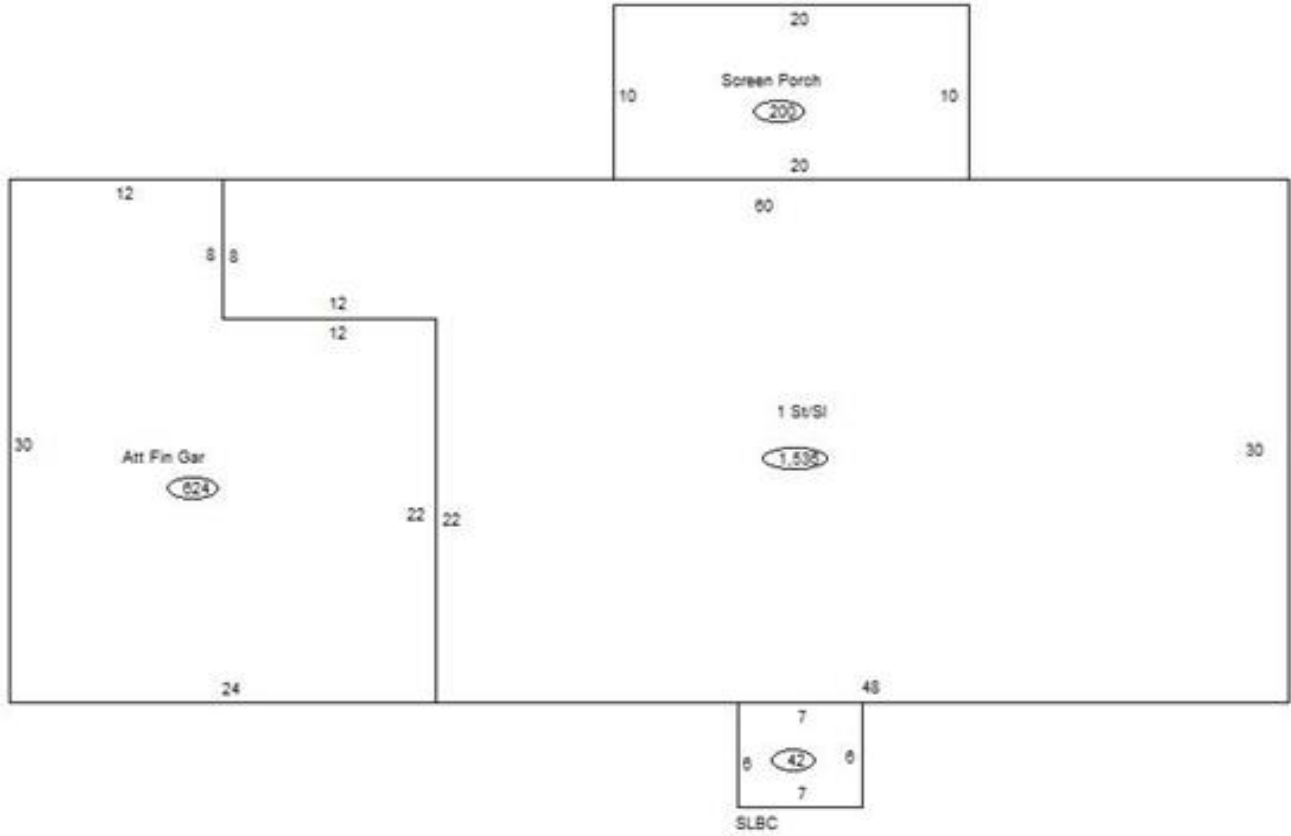
Date 04/18/2026

Time 09:52:17

Page 3

Sketch Image

660102161



Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	10	1 St/Sl	1,536	1.000	1,536
2	G	5		10	Att Fin Gar	624	1.000	624
3	M	EPKS		10	Screen Porch	200	1.000	200
4	M	PRCH		10	SLBC	42	1.000	42
Total Building Area						1,536		1,536