



# Rogers

## Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/17/2026  
Time 15:07:48  
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Assessment Data					Primary Image									
Account	660077037				No Image On File									
Parcel ID	000000-00-0-00322-001-0004													
Cadastral ID	32-23-17-07330													
Property Type	REAL - Real Property													
Property Class	URP	VI Area 2												
Tax Area	33 - FOYIL OT/FOYIL FIRE													
Name ID	313049													
SWARTZLANDER, LARRY & KAREN														
12687 S OAK AVE CLAREMORE OK 74017-0000														
Parcel Location														
Situs	12670 S OAK AVE													
Subdivision	FOYIL MEADOWS I													
Lot/Block	0004 / 0001	Parcel Size 1 - Lots												
Sec/Twn/Rng	32 / 23 / 17 / 5													
Neighborhood	1033 - R-V02-NE FOYIL													
School District	S007 - FOYIL SCHOOLS													
Legal Description Lat/Long: 36.42877584 -95.51786132														
Building Permits														
LOT 4 BLOCK 1 FOYIL MEADOWS I														
<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></td> <td></td> <td></td> <td></td> <td></td> </tr> </tbody> </table>					Number	Description	Opened	Closed	Amount					
Number	Description	Opened	Closed	Amount										
Exemptions														
Sale History														
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code					
					2466/325	MEADOWS INVESTMENTS LLC	04/09/2015	16,500	YES					
					1951/436	BIRDSONG INVESTMENT INC	04/30/2008	19,000	11					
					1791/667	VILLAGE DEVELOPMENT LLC	07/18/2006	18,000	8					
					1558/273	FOYIL MEADOWS LLC	01/21/2004	199,000	11					
Parcel Valuation														
Source	REAL	Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	101.660	Current Tax						
Remove Cap	2016	Land Value	21,803	17,363	11%	1,910	Assessed	1,910	194.17					
Year Frozen	0	Improvements	0	0	0	Penalty	0							
Uncapped Value	0	Mobile Home	0	0	0	Exemption	0	0.00						
TIF Project ID	0	Total Value	21,803	17,363	1,910	Total Taxable	1,910	194.00						
Assessment History														
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax					
2025	2025-660077037	SWARTZLANDER, LARRY & KAREN			33	21,803	0	1,819	185.00					
2024	2024-660077037	SWARTZLANDER, LARRY & KAREN			33	21,803	0	1,733	181.00					
2023	2023-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	172.00					
2022	2022-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	173.00					
2021	2021-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	168.00					
2020	2020-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	174.00					
2019	2019-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	175.00					
2018	2018-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	172.00					
2017	2017-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	173.00					
2016	2016-660077037	SWARTZLANDER, LARRY & KAREN			33	15,000	0	1,650	179.00					
2015	2015-660077037	SWARTZLANDER, LARRY & KAREN			33	10,000	0	1,100	118.00					
2014	2014-660077037	MEADOWS INVESTMENTS LLC			33	10,000	0	1,100	117.00					
2013	2013-660077037	MEADOWS INVESTMENTS LLC			33	10,000	0	1,100	114.00					



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Lot Data		Square-Foot - NBHD 1033 #1		Primary Image				
Lot Size								
Lot Count								
Units Buildable	4375							
Non-Ag Acres	1.0021							
Topography								
Street Access								
Utilities								
Amenities	LAND QUALITY		0					
			0					
Method	Square-Foot							
Base Lot Value	43,650.00 x .50 = 21,803							
Factor Value								
Adjustments	1.0000							
Lot Value	21,803							
<b>Residential Data</b>								
Type								
Condition	-							
Quality	-							
Architecture								
Style								
Exterior Wall								
Base/Total Area	/			<b>GRM Approach</b>				
Style				GRM Code				
HVAC				Gross Rent 0.00				
Roof Cover				Indicated Value				
Area on Slab				<b>Multiple Regression</b>				
Fixture/RghIn	/			MRA Code				
Bed/F/H Bath	/ /			Adusted R				
Basement Area				Indicated Value				
Garage Type				<b>Direct Comparables</b>				
Remodel				Selection Model A Adam Test				
Year/Eff Age	/			Adjustment Model 1 2022 Residential				
<b>Cost Approach</b>		<b>Manual : 01/2025</b>						
Base Cost	0.00	Total Misc Impr	+ 0					
Roofing Adj	+ 0.00	Garage Cost	+ 0					
Subfloor Adj	+ 0.00	Total RCN	= 0					
Heat/Cool Adj	+ 0.00	Depreciation ( 0%)	- 0					
Plumbing Adj	+ 0.00	Lump Sums	+ 0					
Basement Adj	+ 0.00	RCNLD	= 0					
Adj Base Cost	= 0.00	Lot Value	+ 21,803					
Total Area	x	Indicated Value	= 21,803					
Adjusted Cost	= 0	Value Per SqFt	0.00					
				<b>Value Reconciliation</b>				
				Selected Approach Cost Approach				
				Improvements				
				Lot Value 21,803				
				Indicated Value 21,803 0.00 Per SqFt				
				Agland Value				
				Site Improvements				
				Total Value 21,803 0.00 Total Value Per SqFt				
<b>Miscellaneous Improvements</b>								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value