



Rogers

Assessment Property Record Card for Tax Year 2026

Data provided by LISA DELOZIER County Assessor

Date 04/18/2026
Time 08:29:14
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Assessment Data				Primary Image						
Account	660095254									
Parcel ID	000000-00-0-10030-039-0013									
Cadastral ID	08-21-16-04301									
Property Type	REAL - Real Property									
Property Class	URP	VI Area	1							
Tax Area	17 - CLAREMORE OT									
Name ID	307744									
SWABO PROPERTIES LLC										
9715 E 480 RD CLAREMORE OK 74017-0000										
Parcel Location										
Situs	00600 S DAVIS AVE									
Subdivision	BAYLESS									
Lot/Block	0012 / 0039	Parcel Size	2.5 - Lots							
Sec/Twn/Rng	8 / 21 / 16 / 5									
Neighborhood	1177 - R-V01-SW CLAREMORE									
School District	S001 - CLAREMORE SCHOOLS									
Legal Description Lat/Long: 36.31183670 -95.62656928				Building Permits						
N 72.50' OF LOTS 12, 13, 14, 15, & 16 BLOCK 39 BAYLESS.				Number	Description	Opened	Closed	Amount		
				4231	R14-NEW 2630 SQ FT DUPLEX	10/2012	03/2013			
Exemptions				Sale History						
Code	Type	Active	Maximum	Exemption	Bk/Pg	Grantor	Date	Price	Code	
					2281/12	SWABO PROPERTIES LLC	10/16/2012		0	11
Parcel Valuation										
Source	REAL		Fair Cash	Capped	Asmnt Level	Assessed	Levy Rate	92.430	Current Tax	
Remove Cap	2013		Land Value	28,252	21,990	11%	2,419	Assessed	31,648	2,925.22
Year Frozen	0		Improvements	277,926	265,722		29,229	Penalty	0	
Uncapped Value	0		Mobile Home	0	0		0	Exemption	0	0.00
TIF Project ID	0		Total Value	306,178	287,712		31,648	Total Taxable	31,648	2,925.00
Assessment History										
Tax Year	Statement Number	Billed Owner			Tax Area	Total Value	Exemptions	Taxable Value	Billed Tax	
2025	2025-660095254	SWABO PROPERTIES LLC			17	300,943	0	30,142	2,786.00	
2024	2024-660095254	SWABO PROPERTIES LLC			17	306,216	0	28,706	2,653.00	
2023	2023-660095254	SWABO PROPERTIES LLC			17	286,744	0	27,339	2,504.00	
2022	2022-660095254	SWABO PROPERTIES LLC			17	241,187	0	26,037	2,410.00	
2021	2021-660095254	SWABO PROPERTIES LLC			17	225,432	0	24,798	2,190.00	
2020	2020-660095254	SWABO PROPERTIES LLC			17	219,240	0	24,116	2,208.00	
2019	2019-660095254	SWABO PROPERTIES LLC			17	209,456	0	23,040	2,134.00	
2018	2018-660095254	SWABO PROPERTIES LLC			17	218,264	0	24,009	2,218.00	
2017	2017-660095254	SWABO PROPERTIES LLC			17	216,248	0	23,787	2,185.00	
2016	2016-660095254	SWABO PROPERTIES LLC			17	206,064	0	22,667	2,128.00	
2015	2015-660095254	SWABO PROPERTIES LLC			17	198,937	0	21,883	1,974.00	
2014	2014-660095254	SWABO PROPERTIES LLC			17	199,193	0	21,911	2,032.00	
2013	2013-660095254	SWABO PROPERTIES LLC			17	14,312	0	1,574	144.00	



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Lot Data	Square-Foot - NBHD 1177 #1	Primary Image
Lot Size	25 x 125	
Lot Count		
Units Buildable	9062.5	
Non-Ag Acres	0.2081	
Topography		
Street Access		
Utilities		
Amenities	LAND QUALITY	
Method	Square-Foot	
Base Lot Value	9,063.00 x 3.51 = 31,783	
Factor Value		
Adjustments	0.8889	
Lot Value	28,252	

Residential Data	
Type	5 Duplex
Condition	3 - Average
Quality	2 - Fair
Architecture	R3 Res Nbhd 3
Style	100% One Story
Exterior Wall	100% Veneer, Masonry
Base/Total Area	2,557 / 2,557
Style	100% One Story
HVAC	100% Warmed & Cooled Air
Roof Cover	1 Composition Shingle
Area on Slab	2,557
Fixture/RghIn	11 /
Bed/F/H Bath	4 / 2.0 /
Basement Area	
Garage Type	
Remodel	
Year/Eff Age	2013 / 10



\\tsclient\T\LOGAN\LOGAN RESIDENTIAL VI\2023-5-26\IMG_000: 5/30/2023

GRM Approach	
GRM Code	
Gross Rent	0.00
Indicated Value	

Multiple Regression			
MRA Code	1	Test	
Adusted R	0.8445		
Indicated Value	193,133	75.53	Per SqFt

Direct Comparables			
Selection Model	A	Adam Test	
Adjustment Model	1	2022 Residential	
Comparables	1		
Indicated Value	85,870		Per SqFt

Value Reconciliation			
Selected Approach	Cost Approach		
Improvements	277,926		
Lot Value	28,252		
Indicated Value	306,178	119.74	Per SqFt
Agland Value			
Site Improvements			
Total Value	306,178	119.74	Total Value Per SqFt

Cost Approach				Manual : 01/2025			
Base Cost	104.77	Total Misc Impr	+	9,290			
Roofing Adj	+ 3.58	Garage Cost	+				
Subfloor Adj	+ 0.00	Total RCN	=	326,972			
Heat/Cool Adj	+ 10.74	Depreciation (15%)	-	49,046			
Plumbing Adj	+ 5.15	Lump Sums	+	0			
Basement Adj	+ 0.00	RCNLD	=	277,926			
Adj Base Cost	= 124.24	Lot Value	+	28,252			
Total Area	x 2,557	Indicated Value	=	306,178			
Adjusted Cost	= 317,682	Value Per SqFt		119.74			

Miscellaneous Improvements								
Code	Description	Sketch ID	Size	Year	Units	Unit Cost	Depr	Value
PRCH	SLAB PORCH - COVERED	117403	20x8		160	24.11		3,858
PRCH	SLAB PORCH - COVERED	117404	13x12		156	24.11		3,761
PRCH	SLAB PORCH - COVERED	117405	69		69	24.22		1,671



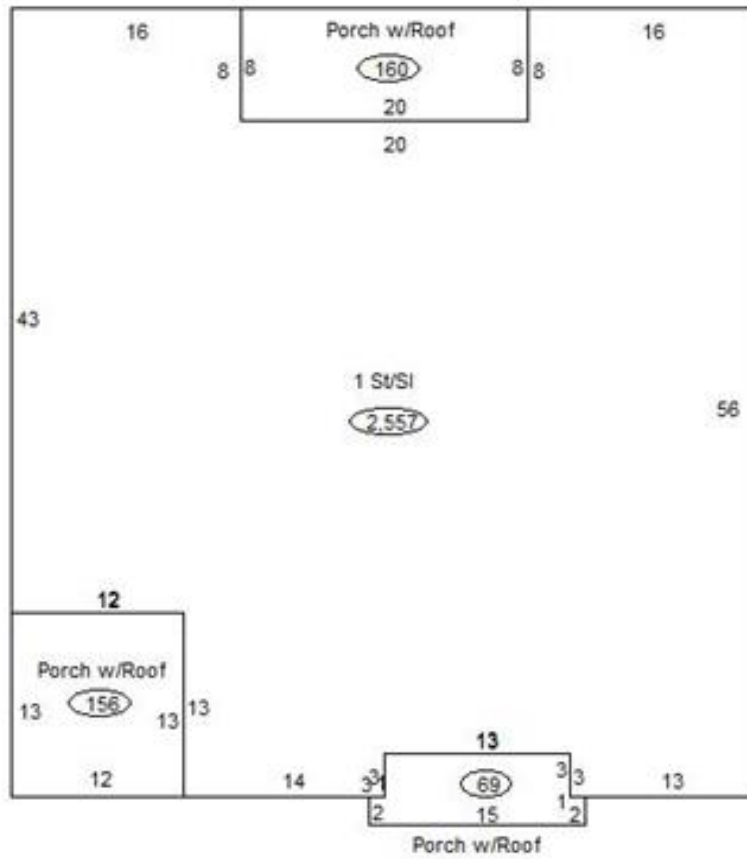
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Sketch Image

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Sketch Vector Information

Sequence	Code	Type	Built Over	Scale	Section Label	Base Area	Multiplier	Total Area
1	R	1	Slab	13	1 St/SI	2,557	1.000	2,557
2	M	PRCH		13	SLBC	160	1.000	160
3	M	PRCH		13	SLBC	156	1.000	156
4	M	PRCH		13	SLBC	69	1.000	69
Total Building Area						2,557		2,557