COMM NW COR OF NE1/4 E 530.62 FT
CONT E 797.80 FT TO NE COR OF NW
S 413.73 FT TO N R/W OF SE SPEED

RYAN JOHN P JR
1522 SE CR 241
LULU, FL 32061

2025

03-5S-18-10563-005

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION

DOR CODE	9900	NON AG ACREAGE	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	1518.00	1.00/	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
TOTALS					

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND

BLD DATE		LGL DATE	
XF DATE		LAND DATE	06/23/2021 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	0
TOTAL MARKET OB/XF VALUE	0
TOTAL LAND VALUE - MARKET	2,330
TOTAL MARKET VALUE	2,330
SOH/AGL Deduction	0
ASSESSED VALUE	2,330
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	2,330
TOTAL JUST VALUE	2,330
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	2,330

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1177/2506	7/21/2009	QC	U	V	11	100
GRANTOR: JOHN P RYAN & QUINELL						
GRANTEE: JOHN P RYAN JR						
1136/2318	11/26/2007	QC	Q	V	01	100
GRANTOR: RHONDA CROFT MARYNEC						
GRANTEE: JOHN RYAN						

BUILDING NOTES

BUILDING DIMENSIONS

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES

LAND DESCRIPTION

TOTAL OB/XF 0

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	9630	C	SWAMP	0		00	0.00	0.00	8.63	AC		1.00	1.00	1.00	270.00	270.00	2,330							

REVIEW DATE 06/23/2021 BY MLU Total Acres: 8.63 Total Land Value: 2,330 Market: 0 Agricultural: 0 Common: 2,330 PRINTED 08/21/2025 BY SYS