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1250-2010, WD 1385-2151

JOHNSON ASHTON SONNY/PARKER CASSIDY KAY
7938 SE COUNTY RD 252
LULU, FL 32061

2026

33-4S-18-10534-002

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

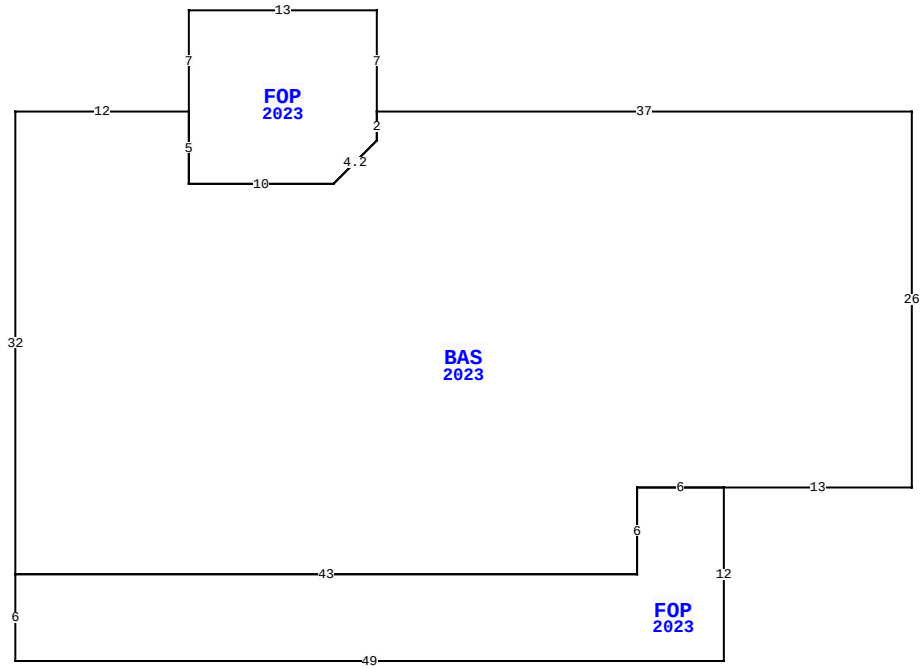
ELEMENT	CD	CONSTRUCTION
Exterior Wall	32	HARDIE BRD 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LAM/VNLPLK 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	07	07
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	1418.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,810	100	2023	1,810	254,822
FOP	152	30	2023	46	6,476
FOP	330	30	2023	99	13,938
TOTALS	2,292			1,955	275,237

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,955	129.5910	145.14	283,749	2022	2022	0	0	0	3.00	97.00

1 SINGLE FAM 100% - 2023 Heated Area: 1810 HX Base Yr 2023



7938 SE COUNTY ROAD 252 , LULU

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/28/2025 MLU
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		275,237
TOTAL MARKET OB/XF VALUE		0
TOTAL LAND VALUE - MARKET		28,700
TOTAL MARKET VALUE		303,937
SOH/AGL Deduction		23,380
ASSESSED VALUE		280,557
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		229,835
TOTAL JUST VALUE		303,937
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		306,774

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000042931	New Residential C	225,000	10/08/2021

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1385/2151	5/29/2019	WD	Q	V	01	2,000
GRANTOR: RONALD A FEAGLE						
GRANTEE: ASHTON SONNY JOHNSO						
1250/0201	3/07/2013	PR	U	V	30	2,706,600
GRANTOR: CLINE FEAGLE & MARY F						
GRANTEE: RONALD A FEAGLE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2023;ORIG=90,20] W37 S2 D3L3 W10 N5 W12 S32 E43 N6 E6 E13 N26 $
FOP=[YR=2023;ORIG=71,52] W43 S6 E49 N12 W6 S6 $
FOP=[YR=2023;ORIG=53,13] W13 S7 S5 E10 U3R3 N2 N7 $
.

EXTRA FEATURES

L N	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

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0100	C	SFR	100		A-1	0.00	0.00	5.74	AC		1.00	1.00	1.00	5,000.00	5,000.00	28,700							

REVIEW DATE 01/31/2023 BY TW Total Acres: 5.74 Total Land Value: 28,700 Market: 0 Agricultural: 0 Common: 28,700 PRINTED 11/20/2025 BY SYS