SE1/4 OF SE1/4 AS LIES E OF SR-245 & S1/2 OF NE1/4 OF SE1/4 LYING E OF SR-245 & S OF

PEARCE GERALD P/PEARCE CAROLYN N
11461 SE CR 245
LULU, FL 32061

2027

24-5S-17-09363-000

BUILDING CHARACTERISTICS

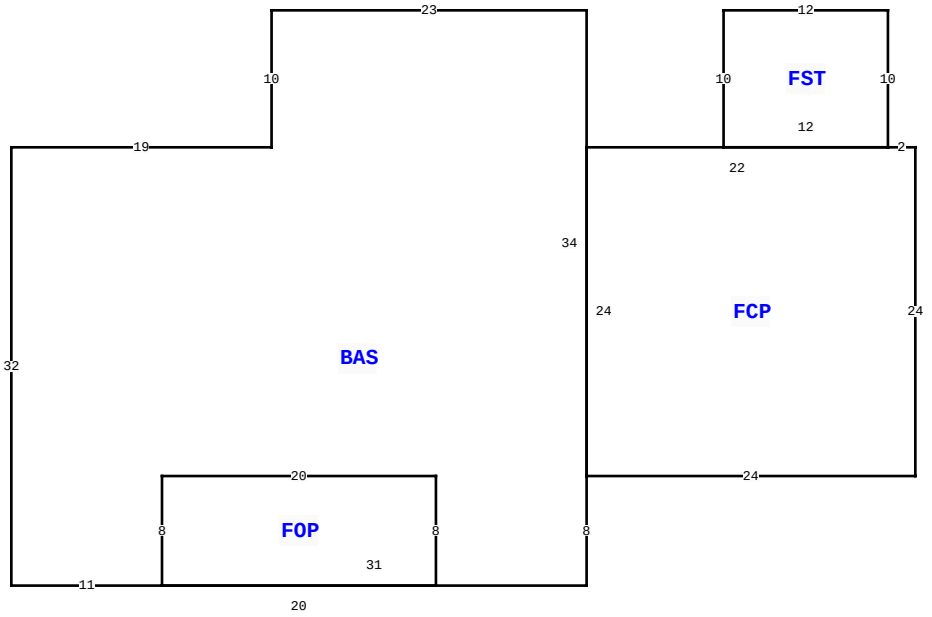
ELEMENT	CD	CONSTRUCTION
Exterior Wall	15	CONC BLOCK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,574	100		1,574	124,695
FCP	576	25		144	11,408
FOP	160	30		48	3,803
FST	120	55		66	5,229
TOTALS	2,430			1,832	145,135

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,832	110.8000	121.88	223,284	1962	1962	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1574 HX Base Yr



11315 SE COUNTY ROAD 245 , LULU

BLD DATE		LGL DATE	05/07/2026 MLU
XF DATE		LAND DATE	
INC DATE		AG DATE	

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
1	0190	FPLC PF	0	100	0	0	1.00	UT	1,200.00	1,200.00	100	2005	2005	3	100	1,200	
2	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	500	
3	0020	BARN,FR	0	100	0	0	1.00	UT	0.00	0.00	100	2005	2005	3	100	800	
4	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	237,274
TOTAL MARKET OB/XF VALUE	9,500
TOTAL LAND VALUE - MARKET	189,000
TOTAL MARKET VALUE	270,104
SOH/AGL Deduction	89,586
ASSESSED VALUE	180,518
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	129,107
TOTAL JUST VALUE	435,774
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	440,094

BLDG:3:1: BELMONT MH

XFOB:1:1: BELMONT MH

PERMIT NUM	DESCRIPTION	AMT	ISSUED
30476	M H	375	09/19/2012
10624	RELOCATE	100	01/08/1996

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W19 S32 E11 FOP= N8 E20S8 W20$ E31N8FCP= E24N24 W2 FST= N10W12 S10 E12$ W22 S24$N34 W23 S10$.

LAND DESCRIPTION

TOTAL OB/XF 9,500

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	0100	C	SFR	100		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	10.00	AC		1.00	1.00	1.00	281.00	281.00	2,810							
3	6200	A	PASTURE 3	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	280.00	280.00	2,520							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	19.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	171,000							
5	0102	C	SFR/MH	0		A-1	0.00	0.00	1.00	AC		1.00	1.00	1.00	9,000.00	9,000.00	9,000							

REVIEW DATE 01/23/2020 BY JB Total Acres: 21.00 Total Land Value: 23,330 Market: 171,000 Agricultural: 5,330 Common: 18,000 PRINTED 11/17/2026 BY SYS

SE1/4 OF SE1/4 AS LIES E OF SR-245 & S1/2 OF NE1/4 OF SE1/4 LYING E OF SR-245 & S OF

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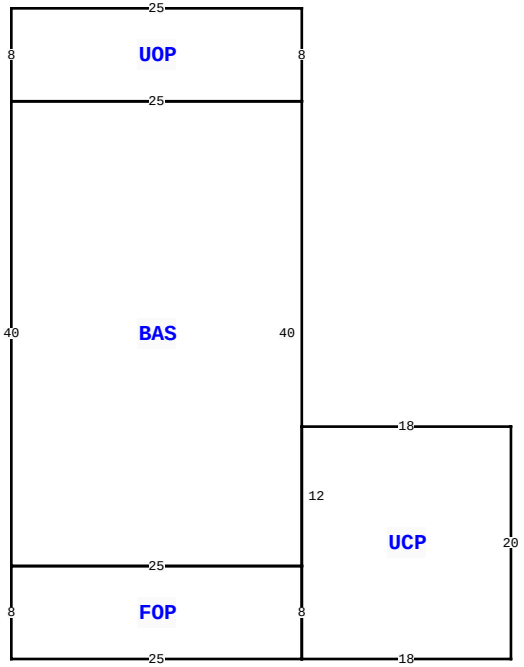
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 02
NEIGHBORHOOD/LOC	24517.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,000	100		1,000	78,618
FOP	200	30		60	4,717
UCP	360	20		72	5,660
UOP	200	20		40	3,145
TOTALS	1,760			1,172	92,139

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,172	109.9560	120.95	141,753	1950	1975	0	0	0	35.00	65.00

2 SINGLE FAM 0% - 0 Heated Area: 1000 HX Base Yr



11315 SE COUNTY ROAD 245 , LULU

BLD DATE
XF DATE
INC DATE
LGL DATE
LAND DATE 05/07/2026 MLU
AG DATE

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

COLUMBIA COUNTY PROPERTY

PAGE 2 of 2 3

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BASE TAXABLE VALUE		129,107
TOTAL JUST VALUE		435,774
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		440,094

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W25 S40 FOP= S8 E25 N8 W25$ E25 UCP= S8 E18 N20 W18 S12$N40$ UOP= N8 W25 S8 E25$.

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

REVIEW DATE 01/23/2020 BY JB Total Acres: 21.00 Total Land Value: 23,330 Market: 171,000 Agricultural: 5,330 Common: 18,000 PRINTED 11/17/2026 BY SYS