

COMM SW COR OF SEC 30-5S-17,
N ALONG SEC LINE 1958.42 FT,
E 12.27 FT FOR POB, N 3 DEG W

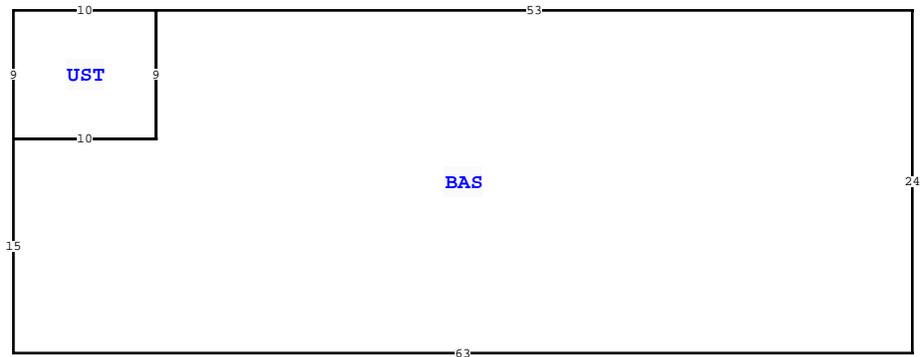
JOHNSON EUNICE HARDEN
12201 SE COUNTY ROAD 245
LULU, FL 32061

2026

25-5S-17-09380-000


BUILDING CHARACTERISTICS					
ELEMENT	CD				
Exterior Wall	19 COMMON BRK 80				
Exterior Wall	08 WD OR PLY 20				
Roof Structure	03 GABLE/HIP 100				
Roof Cover	12 MODULAR MT 100				
Interior Wall	05 DRYWALL 100				
Interior Floo	06 VINYL ASB 100				
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	0100 SINGLE FAMILY				
MAP NUM	MKT AREA 02				
NEIGHBORHOOD/LOC	25517.00 1.00/				
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,422	100		1,422	113,079
UST	90	45		40	3,181
TOTALS	1,512			1,462	116,260

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	SINGLE FAM	100%	2017		178,861	1966	1966	0	0	35.00	65.00
			Heated Area: 1422				HX Base Yr 2017				



COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			116,260
TOTAL MARKET OB/XF VALUE			600
TOTAL LAND VALUE - MARKET			16,200
TOTAL MARKET VALUE			133,060
SOH/AGL Deduction			51,243
ASSESSED VALUE			81,817
TOTAL EXEMPTION VALUE	HX HB SX		81,817
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			133,060
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			127,417

PERMIT NUM	DESCRIPTION	AMT	ISSUED
36134	M H	719	12/27/2017

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1410/0817	4/22/2020	LE U		I	14	100
GRANTOR: EUNICE HARDEN JOHNSON						
GRANTEE: LEIGHTON MARKHAM &						
1407/2615	3/13/2020	LE U		I	14	100
GRANTOR: EUNICE HARDEN JOHNSON						
GRANTEE: LEIGHTON MARKHAM (R)						

EXTRA FEATURES	BLD DATE	XF DATE	INC DATE	LGL DATE	LAND DATE	AG DATE
12201 SE COUNTY ROAD 245 , LULU				05/08/2026	MLU	

BUILDING NOTES	

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
1	0020	BARN,FR	0	100	0	0	1.00	UT 0.00	0.00	100	1993	1993	3	100	600

BUILDING DIMENSIONS	
BAS= W53 UST= W10 S9 E10 N9 S9 W10 S15 E63 N24 S.	

LAND DESCRIPTION		TOTAL OB/XF														600								
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH 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	0.90	AC		1.00	1.00	1.00	18,000.00	18,000.00	16,200							