



**State of Florida
Lee County Property Appraiser**

2025 REAL PROPERTY FINAL TAX ROLL TOTALS

TAXING AUTHORITY • IONA MCGREGOR FIRE DISTRICT

DOR	DESCRIPTION	PARCELS	LAND VALUE	BUILDING VALUE	JUST VALUE	ASSESSED VALUE	TAXABLE VALUE
00	VACANT RESIDENTIAL	2,018	285,203,190	3,330,466	288,533,747	288,533,656	230,363,724
01	SINGLE FAMILY RESIDENTIAL	4,602	852,841,372	1,418,268,998	2,271,112,553	2,271,110,370	2,092,462,812
01	SINGLE FAMILY RESIDENTIAL / HOMESTEAD	10,461	2,297,063,077	3,588,745,486	5,885,813,625	5,885,808,563	3,203,289,889
02	MOBILE HOME	1,103	63,792,744	86,550,420	150,343,164	150,343,164	113,494,573
02	MOBILE HOME / HOMESTEAD	460	26,239,672	42,391,589	68,631,261	68,631,261	20,682,750
03	MULTI-FAMILY 10 OR MORE	17	69,222,907	386,033,901	455,256,808	455,256,808	417,480,302
04	CONDOMINIUM	10,520	243,611	2,374,670,133	2,374,913,744	2,374,913,744	2,305,270,981
04	CONDOMINIUM / HOMESTEAD	6,717	230,386	1,732,811,956	1,733,042,342	1,733,042,342	909,032,813
05	COOPERATIVES	70	1,349,114	6,468,842	7,817,956	7,817,956	6,400,212
05	COOPERATIVES / HOMESTEAD	38	653,637	4,303,345	4,956,982	4,956,982	1,574,058
06	RETIREMENT HOMES	9	10,256,928	45,737,350	55,994,278	55,994,278	52,332,898
07	MISCELLANEOUS RESIDENTIAL	673	1,136,558	75,236,211	76,372,769	76,372,769	69,761,787
08	MULTI-FAMILY LESS THAN 10	294	39,724,440	92,775,776	132,500,216	132,500,216	98,758,477
09	RESIDENTIAL COMMON ELEMENTS/AREAS	965	0	0	0	0	0
10	VACANT COMMERCIAL	145	98,567,222	5,389,087	103,956,309	103,956,309	78,861,779
11	STORES, ONE STORY	55	46,751,578	37,119,029	83,870,607	83,870,607	70,097,563
12	MIXED USE - STORE/OFFICE OR STORE/RES	7	2,843,939	2,750,394	5,594,333	5,594,333	5,102,100
13	DEPARTMENT STORE	1	11,763,852	1,580,109	13,343,961	13,343,961	10,709,036
14	SUPERMARKETS	20	26,455,157	25,200,202	51,655,359	51,655,359	37,434,278
15	REGIONAL SHOPPING CENTER	1	9,571,659	10	9,571,669	9,571,669	5,576,580
16	COMMUNITY SHOPPING CENTER	42	122,485,650	120,244,262	242,729,912	242,729,912	184,693,580
17	OFFICE, ONE STORY	108	25,811,980	56,136,162	81,948,142	81,948,142	68,140,861
18	OFFICE, MULTI-STORY	21	16,298,308	40,967,182	57,265,490	57,265,490	50,333,794
19	PROFESSIONAL BUILDING	105	53,178,570	138,344,342	191,523,047	191,522,912	165,021,846
20	AIRPORTS, TERMINALS, PIERS, MARINAS	3	14,219,435	6,120,685	20,340,120	20,340,120	15,293,095
21	RESTAURANTS, CAFETERIAS	22	18,010,005	14,997,778	33,007,783	33,007,783	27,638,340

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22	DRIVE-IN RESTAURANTS	8	7,626,051	5,739,565	13,365,616	13,365,616	9,981,062
23	FINANCIAL INSTITUTIONS	24	22,498,376	20,130,246	42,628,622	42,628,622	34,130,714
25	REPAIR SERVICE SHOPS	1	954,188	822,019	1,776,207	1,776,207	1,635,712
26	SERVICE STATIONS	7	4,960,720	5,937,208	10,897,928	10,897,928	10,398,055
27	AUTO SALES, REPAIR, ETC	19	10,037,888	10,091,166	20,129,054	20,129,054	14,978,824
28	PARKING LOTS, MH PARKS, ETC	10	83,306,402	22,378,828	105,685,230	105,685,230	87,100,122
32	ENCLOSED THEATER/AUDITORIUM	2	1,043,362	556,855	1,600,217	1,600,217	1,203,788
33	NIGHT CLUBS, LOUNGES, BARS	1	826,304	957,351	1,783,655	1,783,655	1,271,551
35	TOURIST ATTRACTIONS	2	5,344,008	99,719	5,443,727	5,443,727	4,358,387
38	GOLF COURSE, DRIVING RANGE	6	6,581,586	9,192,030	15,773,616	15,773,616	15,773,616
39	HOTELS, MOTELS	9	29,940,423	108,525,521	138,465,944	138,465,944	124,391,543
40	VACANT INDUSTRIAL	18	7,946,646	52,723	7,999,369	7,999,369	3,168,873
41	LIGHT MANUFACTURING	2	1,899,050	571,387	2,470,437	2,470,437	2,470,437
48	WAREHOUSING, DISTRIBUTION TERMINALS	243	63,807,702	132,963,136	196,770,838	196,770,838	148,778,512
51	CROPLAND CLASS I	1	2,049,256	110,755	13,600,841	2,160,011	2,160,011
60	GRAZING LAND CLASS I	5	187,581	420,368	8,345,139	607,949	427,666
62	GRAZING LAND CLASS III	6	2,282	0	549,737	2,282	2,282
67	POULTRY, BEES, TROPICAL FISH, RABBITS	3	69,786	250,417	1,668,507	320,203	186,698
68	DAIRIES, FEED LOTS	4	280,006	2,301,862	4,001,961	2,581,868	2,144,505
69	ORNAMENTALS, MISCELLANEOUS AG	23	848,249	1,513,030	11,009,929	2,361,279	1,845,915
70	VACANT INSTITUTIONAL	31	6,793,441	0	6,793,441	6,793,441	55,874
71	CHURCHES, TEMPLES	41	42,465,415	41,712,362	84,177,777	84,177,777	0
72	PRIVATE SCHOOLS & COLLEGES	2	5,200,312	31,420,001	36,620,313	36,620,313	0
73	PRIVATELY OWNED HOSPITALS	3	21,568,206	424,760,353	446,328,559	446,328,559	0
74	HOMES FOR THE AGED	2	71,164,197	516,886,247	597,965,594	588,050,444	278,575,735
75	ORPHANAGES, NON-PROFIT SERVICE	24	20,977,784	63,203,005	84,180,789	84,180,789	4,814,541
77	CLUBS, LODGES, UNION HALLS	4	1,560,717	1,212,038	2,772,755	2,772,755	122,233
80	VACANT GOVERNMENTAL	132	11,782,467	11,482,834	23,265,301	23,265,301	0
82	FOREST, PARKS, RECREATIONAL	4	80,607	0	80,607	80,607	0
83	PUBLIC COUNTY SCHOOLS	3	16,926,943	168,276,960	185,203,903	185,203,903	0
84	COLLEGES	1	23,278,256	165,857,009	189,135,265	189,135,265	0
86	COUNTIES - OTHER	13	38,064,995	28,898,338	66,963,333	66,963,333	0
89	MUNICIPAL - OTHER	8	3,660,496	6,636,890	10,297,386	10,297,386	0
91	UTILITY	10	6,754,770	1,902,232	8,657,002	8,657,002	6,668,583
93	SUBSURFACE RIGHTS	2	200	0	200	200	200

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DOR	DESCRIPTION	PARCELS	LAND VALUE	BUILDING VALUE	JUST VALUE	ASSESSED VALUE	TAXABLE VALUE
94	RIGHT-OF-WAY	23	76,700	0	78,734	76,700	40,991
95	RIVERS, LAKES, SUBMERGED LAND	12	14,612	0	14,612	14,612	13,279
96	SEWAGE DISPOSAL, WASTE LANDS	43	1,547,432	110,389	1,797,753	1,657,821	512,394
97	OUTDOOR RECREATIONAL	3	6,470	0	6,470	6,470	5,291
99	ACREAGE NOT AG CLASSIFIED	9	10,278,470	0	10,302,986	10,278,470	4,864,150
. .	HEADER & NOTE RECORDS	741	0	0	0	0	0
	TOTALS	39,982	\$4,626,327,347	\$12,091,146,559	\$16,758,705,531	\$16,717,473,906	\$11,001,889,672