



**State of Florida  
Lee County Property Appraiser**

**2024 REAL PROPERTY PRELIMINARY 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	1,949	340,926,644	3,325,423	344,252,158	344,252,067	226,059,262
01	SINGLE FAMILY RESIDENTIAL	4,561	928,602,555	1,298,966,046	2,227,571,024	2,227,568,601	1,940,021,065
01	SINGLE FAMILY RESIDENTIAL / HOMESTEAD	10,473	2,391,384,466	3,470,648,823	5,862,038,351	5,862,033,289	2,997,366,754
02	MOBILE HOME	1,136	63,366,224	40,827,910	104,194,134	104,194,134	95,350,593
02	MOBILE HOME / HOMESTEAD	481	27,233,446	26,091,885	53,325,331	53,325,331	18,989,976
03	MULTI-FAMILY 10 OR MORE	17	71,056,033	395,497,017	466,553,050	466,553,050	410,741,523
04	CONDOMINIUM	10,437	292,835	2,109,134,106	2,109,426,941	2,109,426,941	1,831,128,432
04	CONDOMINIUM / HOMESTEAD	6,801	230,679	1,694,709,744	1,694,940,423	1,694,940,423	772,402,911
05	COOPERATIVES	81	3,138,017	2,521,688	5,659,705	5,659,705	5,556,783
05	COOPERATIVES / HOMESTEAD	44	1,531,327	1,595,443	3,126,770	3,126,770	1,212,092
06	RETIREMENT HOMES	9	7,631,528	48,163,482	55,795,010	55,795,010	55,549,247
07	MISCELLANEOUS RESIDENTIAL	673	1,365,639	49,395,777	50,761,416	50,761,416	48,756,186
08	MULTI-FAMILY LESS THAN 10	290	44,982,374	73,097,824	118,080,198	118,080,198	80,016,040
09	RESIDENTIAL COMMON ELEMENTS/AREAS	962	0	0	0	0	0
10	VACANT COMMERCIAL	140	88,046,288	792,420	88,838,708	88,838,708	53,954,763
11	STORES, ONE STORY	56	57,690,584	44,765,584	102,456,168	102,456,168	77,907,688
12	MIXED USE - STORE/OFFICE OR STORE/RES	8	5,473,022	2,094,663	7,567,685	7,567,685	5,388,234
14	SUPERMARKETS	20	20,902,784	11,198,981	32,101,765	32,101,765	26,264,222
15	REGIONAL SHOPPING CENTER	1	20,150,860	10	20,150,870	20,150,870	5,069,618
16	COMMUNITY SHOPPING CENTER	41	127,311,214	75,418,502	202,729,716	202,729,716	174,809,449
17	OFFICE, ONE STORY	106	28,572,253	54,016,460	82,588,713	82,588,713	62,835,186
18	OFFICE, MULTI-STORY	21	17,394,700	33,442,554	50,837,254	50,837,254	46,081,406
19	PROFESSIONAL BUILDING	107	60,750,298	145,154,769	205,905,202	205,905,067	160,762,205
20	AIRPORTS, TERMINALS, PIERS, MARINAS	3	9,325,751	4,732,145	14,057,896	14,057,896	12,192,976
21	RESTAURANTS, CAFETERIAS	23	18,812,796	12,275,676	31,088,472	31,088,472	26,124,686
22	DRIVE-IN RESTAURANTS	8	7,967,706	4,678,306	12,646,012	12,646,012	9,171,538

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23	FINANCIAL INSTITUTIONS	25	22,394,406	14,244,436	36,638,842	36,638,842	33,216,941
24	INSURANCE COMPANY OFFICES	8	0	1,399,438	1,399,438	1,399,438	1,389,692
25	REPAIR SERVICE SHOPS	1	974,848	1,097,487	2,072,335	2,072,335	2,072,335
26	SERVICE STATIONS	7	4,800,906	4,179,455	8,980,361	8,980,361	7,476,132
27	AUTO SALES, REPAIR, ETC	18	9,262,003	5,731,640	14,993,643	14,993,643	12,591,203
28	PARKING LOTS, MH PARKS, ETC	10	85,200,433	2,786,877	87,987,310	87,987,310	84,691,121
32	ENCLOSED THEATER/AUDITORIUM	4	2,895,934	2,069,627	4,965,561	4,965,561	1,722,300
33	NIGHT CLUBS, LOUNGES, BARS	1	664,693	491,342	1,156,035	1,156,035	1,156,035
34	BOWLING ALLEYS, RINKS, ARENAS	2	142,598	247,799	390,397	390,397	322,106
35	TOURIST ATTRACTIONS	2	5,344,008	100,155	5,444,163	5,444,163	4,034,903
38	GOLF COURSE, DRIVING RANGE	6	5,855,105	8,951,542	14,806,647	14,806,647	14,806,647
39	HOTELS, MOTELS	9	31,493,717	119,425,570	150,919,287	150,919,287	116,260,291
40	VACANT INDUSTRIAL	16	5,159,734	13,831	5,173,565	5,173,565	2,827,535
41	LIGHT MANUFACTURING	2	1,197,211	1,169,429	2,366,640	2,366,640	2,319,982
48	WAREHOUSING, DISTRIBUTION TERMINALS	212	36,232,980	172,667,635	208,900,615	208,900,615	131,992,548
51	CROPLAND CLASS I	2	2,059,413	129,151	16,340,137	2,188,564	2,188,564
60	GRAZING LAND CLASS I	5	183,165	460,411	4,208,480	643,576	454,525
62	GRAZING LAND CLASS III	6	2,182	0	384,817	2,182	2,182
67	POULTRY, BEES, TROPICAL FISH, RABBITS	3	69,740	257,849	1,140,154	327,589	180,759
68	DAIRIES, FEED LOTS	4	240,292	2,320,650	3,981,596	2,560,942	2,062,130
69	ORNAMENTALS, MISCELLANEOUS AG	23	758,720	1,736,404	11,044,810	2,495,124	2,459,459
70	VACANT INSTITUTIONAL	33	2,740,595	194	2,740,789	2,740,789	84,954
71	CHURCHES, TEMPLES	37	21,684,772	41,629,428	63,314,200	63,314,200	0
72	PRIVATE SCHOOLS & COLLEGES	2	5,012,594	34,707,275	39,719,869	39,719,869	0
73	PRIVATELY OWNED HOSPITALS	2	3,841,044	12,949,280	16,790,324	16,790,324	0
74	HOMES FOR THE AGED	2	70,953,388	525,968,542	606,837,080	596,921,930	250,205,815
75	ORPHANAGES, NON-PROFIT SERVICE	14	2,451,488	20,313,984	22,765,472	22,765,472	98,573
77	CLUBS, LODGES, UNION HALLS	4	1,268,548	1,202,732	2,471,280	2,471,280	197,778
80	VACANT GOVERNMENTAL	137	14,302,208	11,662,834	25,965,042	25,965,042	0
82	FOREST, PARKS, RECREATIONAL	4	27,007	0	27,007	27,007	0
83	PUBLIC COUNTY SCHOOLS	3	13,669,815	185,035,342	198,705,157	198,705,157	0
84	COLLEGES	1	23,306,561	179,160,243	202,466,804	202,466,804	0
85	HOSPITALS	1	2,481,920	4,745,302	7,227,222	7,227,222	0
86	COUNTIES - OTHER	14	22,653,600	28,794,036	51,447,636	51,447,636	0
89	MUNICIPAL - OTHER	16	18,160,686	433,128,816	451,289,502	451,289,502	0

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91	UTILITY	10	5,939,481	1,951,778	7,891,259	7,891,259	6,087,559
93	SUBSURFACE RIGHTS	2	200	0	200	200	200
94	RIGHT-OF-WAY	25	109,470	16,351	127,855	125,821	77,023
95	RIVERS, LAKES, SUBMERGED LAND	11	12,512	0	12,512	12,512	12,512
96	SEWAGE DISPOSAL, WASTE LANDS	39	604,963	111,672	787,357	716,635	575,629
97	OUTDOOR RECREATIONAL	3	4,870	0	4,870	4,870	4,870
99	ACREAGE NOT AG CLASSIFIED	11	22,720,199	0	22,744,715	22,720,199	19,310,989
..	HEADER & NOTE RECORDS	738	0	0	0	0	0
	<b>TOTALS</b>	<b>39,923</b>	<b>\$4,791,018,032</b>	<b>\$11,423,403,775</b>	<b>\$16,253,323,957</b>	<b>\$16,214,421,807</b>	<b>\$9,844,596,127</b>