THE W 960 FT & THE S 50 FT OF
THE FOLLOWING DESC: THE S1/2
OF NW1/4 LYING S OF ORANGE

MCKEITHEN LEON A JR
2942 NW NOEGEL ROAD
WELLBORN, FL 32094

2027

13-3S-15-00173-000

BUILDING CHARACTERISTICS

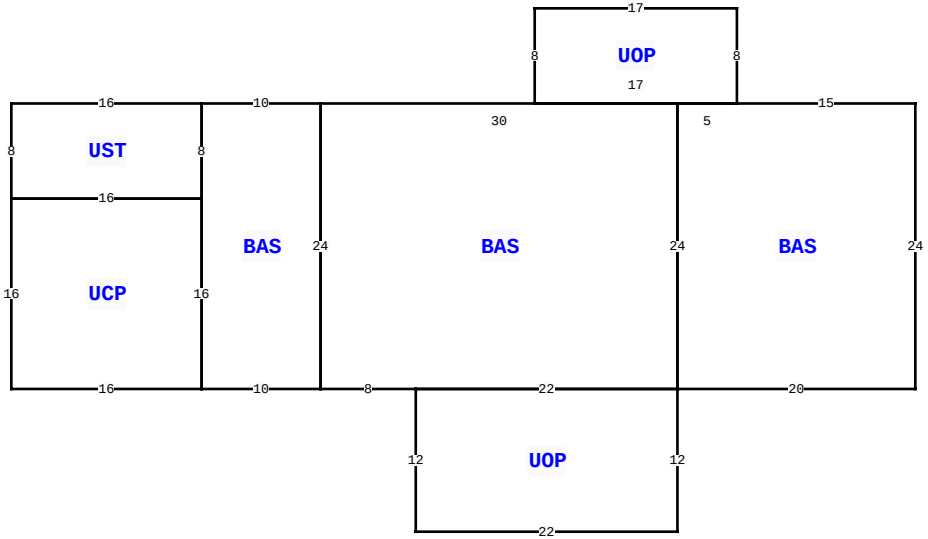
ELEMENT	CD	CONSTRUCTION
Exterior Wall	03	BELOW AVG. 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	01	MINIMUM 100
Interior Wall	01	MINIMUM 100
Interior Floo	02	MIN PLYWD 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		1 100
Frame		N/A 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	02	02 100
Kitchen Adjus	01	01 100
Quality	03	03
DOR CODE	5000	IMPROVED AG
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	13315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	240	100		240	8,532
BAS	480	100		480	17,063
BAS	720	100		720	25,595
UCP	256	20		51	1,813
UOP	136	20		27	960
UOP	264	20		53	1,884
UST	128	45		58	2,062
TOTALS	2,224			1,629	57,908

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,629	49.7178	54.69	89,090	1992	1992	0	0	0	35.00	65.00

1 SINGLE FAM 100% - 0 Heated Area: 1440 HX Base Yr



2942 NW NOEGEL RD, WELLBORN

BLD DATE		LGL DATE	
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	0040	BARN,POLE	0	100	0	0	1.00	UT	0.00	0.00	100	2016	2016	3	100	200	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		57,908
TOTAL MARKET OB/XF VALUE		200
TOTAL LAND VALUE - MARKET		377,360
TOTAL MARKET VALUE		76,401
SOH/AGL Deduction		25,353
ASSESSED VALUE		51,048
TOTAL EXEMPTION VALUE	HX HB	26,048
BASE TAXABLE VALUE		25,000
TOTAL JUST VALUE		435,468
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		436,517

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1382/0504	4/04/2019	LE	U	I	14	0

GRANTOR: LEON A MCKEITHEN (ENH

GRANTEE: KELLY ALEXIS HOLLIN

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W15 UOP= N8 W17 S8 E17$ W5 BAS= W30 BAS= W10 UST= W16 S8 E16 N8$ S8 UCP= W16 S16 E16 N16$ S16 E10 N24$ S24 E8 UOP= S12 E22 N12 W22$ E22 N24$ S24 E20 N24$.

LAND DESCRIPTION

TOTAL OB/XF 200

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	8,000.00	8,000.00	8,000							
2	5600	A	TIMBER 3	0		A-1	0.00	0.00	35.17	AC		1.00	1.00	1.00	281.00	281.00	9,883							
3	5910	A	SWAMP/CYPRES	0		A-1	0.00	0.00	9.00	AC		1.00	1.00	1.00	40.00	40.00	360							
4	9910	M	MKT.VAL.AG	0		A-1	0.00	0.00	46.17	AC		1.00	1.00	1.00	8,000.00	8,000.00	369,360							
5	5997	A	RIVERS/BAYS/	0		A-1	0.00	0.00	2.00	AC		1.00	1.00	1.00	25.00	25.00	50							

REVIEW DATE 01/27/2023 BY KS Total Acres: 47.17 Total Land Value: 18,293 Market: 369,360 Agricultural: 10,293 Common: 8,000 PRINTED 11/17/2026 BY SYS