NE1/4 & N1/2 OF SE1/4 N OF RR.
557-415, 538-362, 584-2, 612-409

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

**2026**

**14-3S-15-00183-000**

## BUILDING CHARACTERISTICS

| ELEMENT | CD | CONSTRUCTION |
|---|---|---|
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|---|---|---|---|
| DOR CODE | 5600 | TIMBERLAND 70-79 | |
| MAP NUM | | MKT AREA | 01 |
| NEIGHBORHOOD/LOC | 14315.00 | 1.00/ | |

| AREA TYPE | TOTAL GROSS AREA | PCT OF BASE | YEAR | TOT ADJ AREA | SUBAREA MARKET VALUE |
|---|---|---|---|---|---|
| | | | | | |
| TOTALS | | | | | |

## MARKET ADJUSTMENTS

| TYPE | MDL | EFF. AREA | TOT ADJ PTS | EFF. BASE RATE | REPL. COST NEW | AYB | EYB | ECON | FNCT | | NORM | % COND |
|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | |

| | | | |
|---|---|---|---|
| BLD DATE | | LGL DATE | 05/16/2023 MLU |
| XF DATE | | LAND DATE | |
| INC DATE | | AG DATE | |

## COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

### VALUATION SUMMARY

| | |
|---|---|
| VALUATION BY | STANDARD |
| Tax Group: 3 | Tax Dist: |
| BUILDING MARKET VALUE | 0 |
| TOTAL MARKET OB/XF VALUE | 0 |
| TOTAL LAND VALUE - MARKET | 918,000 |
| TOTAL MARKET VALUE | 48,824 |
| SOH/AGL Deduction | 0 |
| ASSESSED VALUE | 48,824 |
| TOTAL EXEMPTION VALUE | 0 |
| BASE TAXABLE VALUE | 48,824 |
| TOTAL JUST VALUE | 918,000 |
| NCON VALUE | 0 |
| INCOME VALUE | |
| PREVIOUS YEAR MKT VALUE | 918,000 |

| PERMIT NUM | DESCRIPTION | AMT | ISSUED |
|---|---|---|---|
| 15506 | M H | 125 | 05/12/1999 |
| 15193 | PUMP/UTPOL | 30 | 03/10/1999 |
| | | | |
| | | | |
| | | | |
| | | | |

## SALES DATA

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

GRANTOR: LEON A MCKEITHEN (ENH

GRANTEE: KELLY ALEXIS HOLLIN

## BUILDING NOTES

## BUILDING DIMENSIONS

## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| | | | | | | | | | | | | | | | | | |
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## 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 |
|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|---|
| 1 | 6200 | A | PASTURE 3 | 0 | | A-1 | 0.00 | 0.00 | 45.00 | AC | | 1.00 | 1.00 | 1.00 | 280.00 | 280.00 | 12,600 | | | | | | | |
| 2 | 5600 | A | TIMBER 3 | 0 | | A-1 | 0.00 | 0.00 | 89.00 | AC | | 1.00 | 1.00 | 1.00 | 281.00 | 281.00 | 25,009 | | | | | | | |
| 3 | 5910 | A | SWAMP/CYPRES | 0 | | A-1 | 0.00 | 0.00 | 25.00 | AC | | 1.00 | 1.00 | 1.00 | 40.00 | 40.00 | 1,000 | | | | | | | |
| 4 | 5700 | A | TIMBER 4 | 0 | | A-1 | 0.00 | 0.00 | 45.00 | AC | | 1.00 | 1.00 | 1.00 | 227.00 | 227.00 | 10,215 | | | | | | | |
| 5 | 9910 | M | MKT.VAL.AG | 0 | | A-1 | 0.00 | 0.00 | 204.00 | AC | | 1.00 | 1.00 | 1.00 | 4,500.00 | 4,500.00 | 918,000 | | | | | | | |
| | | | | | | | | | | | | | | | | | | | | | | | | |

REVIEW DATE 05/16/2023 BY MLU Total Acres: 204.00 Total Land Value: 48,824 Market: 918,000 Agricultural: 48,824 Common: 0 PRINTED 05/08/2026 BY SYS