W1/2 OF THE FOLLOWING: LOT 1 DE
UNREC DESCRIBED AS FOLLOWS: W1/2
THE SW1/4.

ALDERMAN HARRY W II/ALDERMAN LAURA L
146 NW JEEP DR
WELLBORN, FL 32094

2027

23-2S-15-00074-201

BUILDING CHARACTERISTICS

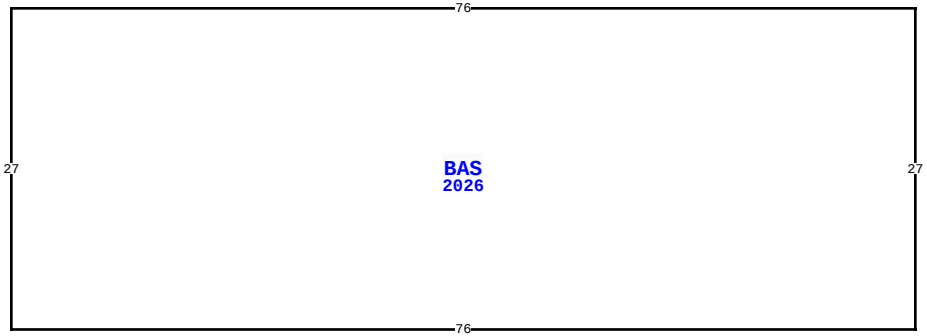
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Exterior Wall	00	N/A 0
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	08	SHT VINYL 100
Interior Floo	00	N/A 0
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		4 100
Frame	01	NONE 100
Stories	1.	1. 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 03
NEIGHBORHOOD/LOC	23215.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,052	100	2026	2,052	218,149
TOTALS	2,052			2,052	218,149

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0202	02	2,052	113.0000	108.48	222,601	2025	2025	0	0	0	2.00	98.00

2 MANUF 2 0% - 2026 Heated Area: 2052 HX Base Yr



146 NW JEEP DR, WELLBORN

BLD DATE		LGL DATE	05/12/2026 MLU
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	9945	Well/Sept	0	0	0	0	1.00	UT	7,000.00	7,000.00	100			3	100	7,000	
2	9947	Septic	0	0	0	0	1.00	UT	3,000.00	3,000.00	100	2026	2025		100	3,000	
3	0296	SHED METAL	0	0	0	0	1.00	UT	2,500.00	2,500.00	100	2026	2025		100	2,500	
4	0296	SHED METAL	0	0	0	0	1.00	UT	400.00	400.00	100	2026	2025		100	400	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 3

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 3	Tax Dist:
BUILDING MARKET VALUE	218,149
TOTAL MARKET OB/XF VALUE	12,900
TOTAL LAND VALUE - MARKET	81,000
TOTAL MARKET VALUE	312,049
SOH/AGL Deduction	0
ASSESSED VALUE	312,049
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	312,049
TOTAL JUST VALUE	312,049
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	314,322

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000053439	Mobile Home		06/24/2025

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1579/1037	9/30/2026	WD	Q	I	01	255,000
GRANTOR: O'NEAL DAVID						
GRANTEE: ALDERMAN HARRY W II						
1532/1979	2/04/2025	WD	Q	I	03	129,900
GRANTOR: BELLAS TUCKER A						
GRANTEE: O'NEAL DAVID						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2026;ORIG=16,6] E76 S27 W76 N27 $
.

LAND DESCRIPTION

TOTAL OB/XF 12,900

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	0200	C	MBL HM	0		A-1	0.00	0.00	10.13	AC		1.00	1.00	1.00	8,000.00	8,000.00	81,000							

REVIEW DATE 10/30/2025 BY RP Total Acres: 10.13 Total Land Value: 81,000 Market: 0 Agricultural: 0 Common: 81,000 PRINTED 11/17/2026 BY SYS