

Ben Jones
Broker



Madison County, FL
60.1 Acres



Mossy Oak Properties

145 NW Cantey Ave
Madison, FL 32340
850-973-2200

Property Overview



Madison County, FL

60.1 Acres, 1 Boundary



Property Overview - Parcel



Madison County, FL

60.1 Acres, Boundary 1 of 1



Madison County, FL Township: 001S	Locations 23 01S 10E	Acres 60.15	Parcel # 23-1S-10-1307-004-000
Owner 1 BASSHOLE LLC	Owner 2 -	Owner Address 2780 JONES BLVD LAS VEGAS NV 891465633	Property Address 1905 SE CORINTH CHURCH RD, LEE, FL 320595157
Total Assessed Value \$27,749	Assessed Land Value -	Assessed Improvement -	Assessed Land Year 2025
County Use Description -	Legal Description BEG AT NE COR OF SEC RUN S 632' TO CENTER OF CR THEN SW'LY ALONG RD 592' THEN W 2606' TO W LINE OF NE4 N 1221' E2675' TO POB BEING PART OF N2 O...		

Soils



Madison County, FL

60.1 Acres, 1 Boundary



37.3 / 100 NCCPI

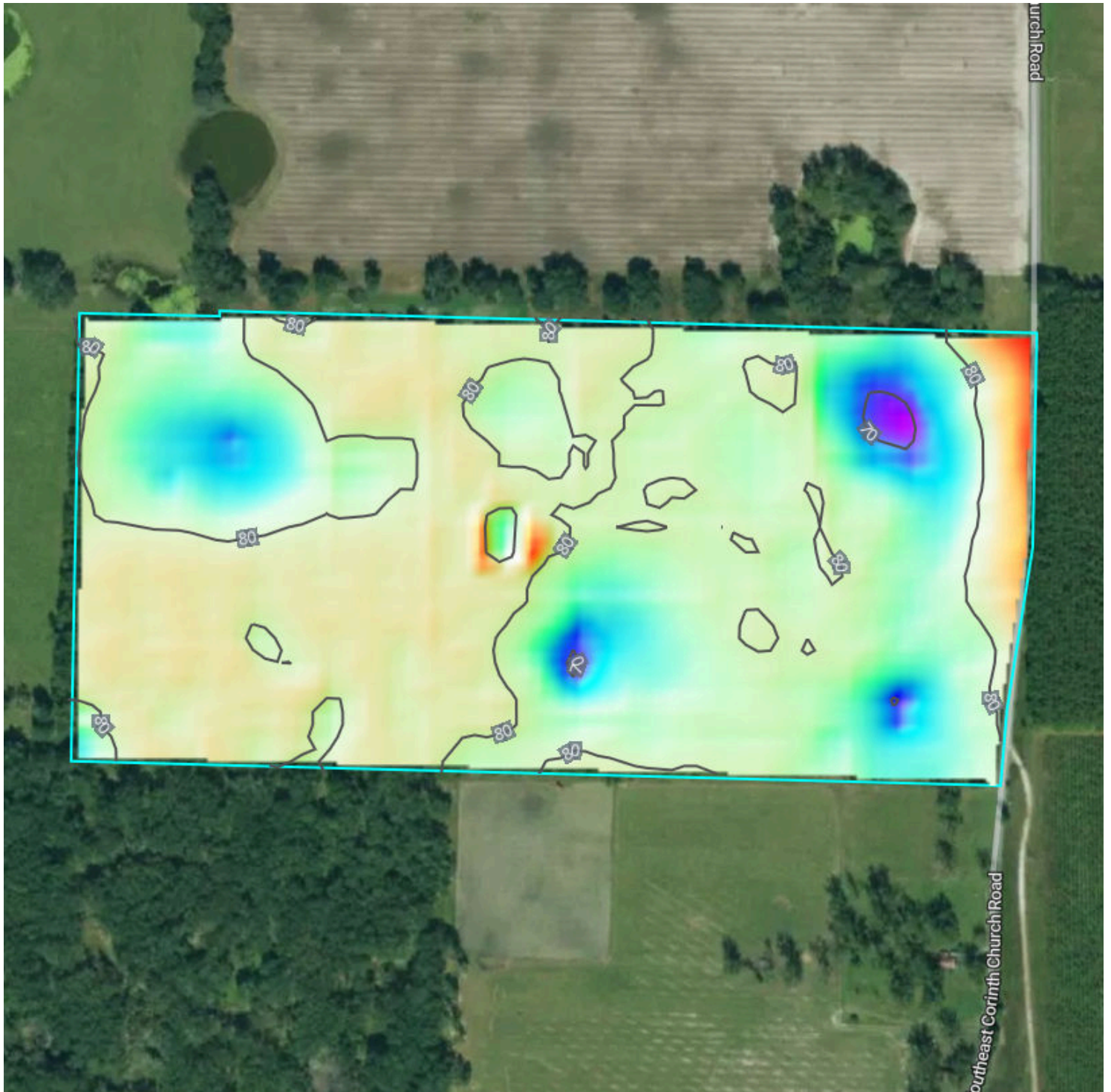
	Code	Soil Description	% of Selection	Acres	Non-IRR Class	IRR Class	NCCPI
●	30	Ocilla sand, 0 to 5 percent slopes	66.2%	40.1	3w	--	43.2
●	2	Albany sand, 0 to 5 percent slopes	15.0%	9.1	3w	--	19.9
●	22	Pelham sand	10.2%	6.2	5w	--	30.8
●	5	Blanton sand, 0 to 5 percent slopes	8.7%	5.2	3s	--	29.8

Elevation



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68.3 feet

87.2 feet

Source: USGS 3 Meter Dem

Interval: 10 feet

Range: 19 feet

Min: 68.3 feet

Max: 87.2 feet

Slope: 1.9%

Min: 0%

Max: 11.9%



Flood (FEMA Report)











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Flood Zone Hazard

-  0.2% annual flood hazard
-  1% annual flood hazard
-  Future 1% annual flood hazard
-  Increased risk due to levee
-  Reduced risk due to levee
-  Regulatory Floodway
-  Special Floodway
-  Wetlands