

Cross Property 360 Property View

11151 HWY 40 E, INGLIS, Florida 34449

Listing

**OM718201 11151 HWY 40 E, INGLIS, FL 34449**



**County:** Levy  
**Subdiv:**  
**Subdiv/Condo:**  
**Style:** Subdivision  
**On Market Date:** 02/05/2026  
**Total Acreage:** 20 to less than 50  
**Price Per Acre:** \$38,000.00  
**For Lease:** No  
**Flood Zone Code:** 0

**Status:** Active  
**List Price:** \$836,000  
**Designated Builder:** No  
**Special Sale:** None  
**ADOM:** 98  
**CDOM:** 98  
**Pets:**

22 large, wooded building lots offered as a package deal for only \$836,000. Lots have been staked with numbers. A list of the lots from Levy County is under the paperclip. A sign on the property shows a map of the lots. Excellent area close to Inglis on SR 40 East. Please go inspect anytime. Excellent Opportunity for Builder or Investor!

**Land, Site, and Tax Information**

**Legal Desc:** attached  
**SE/TP/RG:** 33-16-17  
**Subdivision #:**  
**Between US 1 & River:**  
**Tax ID:** [0849600000](#)  
**Taxes:** \$512  
**Homestead:**  
**AG Exemption YN:**  
**Add Parcel:** Yes  
**Ownership:** Fee Simple  
**Book/Page:**  
**Lot Dimensions:** 200 x 200  
**Water Frontage:**No  
**Utilities:** BB/HS Internet Capable, Electrical Nearby  
**Sewer:** Septic Needed  
**Horse Amenities:**

**Zoning:** RES  
**Future Land Use:**  
**Zoning Comp:**  
**Tax Year:** 2026  
**Annual CDD Fee:**  
**Additional Tax**  
**IDs:**0849600201,0849600301,0849600307,0849600314,0849600401,08496  
**Complex/Comm Name:**  
**Land Lease Fee:**  
**Lot Size Acres:** 22.00

**Block/Parcel:**  
**Front Footage:** 200  
**Front Exposure:**  
**Lot #:**  
**Other Exemptions:**

**CDD:**  
**# of Parcels:**22

**Road Surface Type:** Paved

**Community Information**

**HOA / Comm Assn:**  
**Master Assn/Name:** No  
**HOA Fee:**  
**HOA Pmt Sched:**  
**Master Assn Fee:**  
**Mo Maint\$(add HOA):**  
**Master Assn Ph:**

**Realtor Information**

**List Agent:** [Roger Wood](#)  
**E-mail:** [rwood@jrwwproperties.com](mailto:rwood@jrwwproperties.com)  
**Office:** [JRW PROPERTIES INC](#)  
**Original Price:** \$836,000  
**Previous Price:**

**List Agent ID:** 271511081  
**List Agent Fax:** 352-401-5613  
**Office Fax:** 352-401-5613  
**Price Change:**

**List Agent Direct:** 352-427-8859  
**List Agent Cell:** 352-427-8859  
**Office ID:** 271500212  
**Office Phone:** 352-401-5622  
**Expiration Date:** 07/26/2026  
**Delayed Distribution YN:** No  
**Delayed Dist. Date:**

**Seller Representation:** Transaction Broker  
**Owner:**  
**Listing Service Type:** Full Service  
**Showing Instructions:** Go Direct  
**Driving Directions:** Hwy 40 East of Inglis, to the property on the left - 11151 Hwy 40 E, Inglis, FL 34449

**Owner Phone:**  
**Listing Type:** Exclusive Right To Sell

**Seller's Preferred Closing Agent**

**Closing Agent Name:**  
**Email:**  
**Address:** , Florida  
**Closing Company Name:**  
**Phone:**  
**Fax:**

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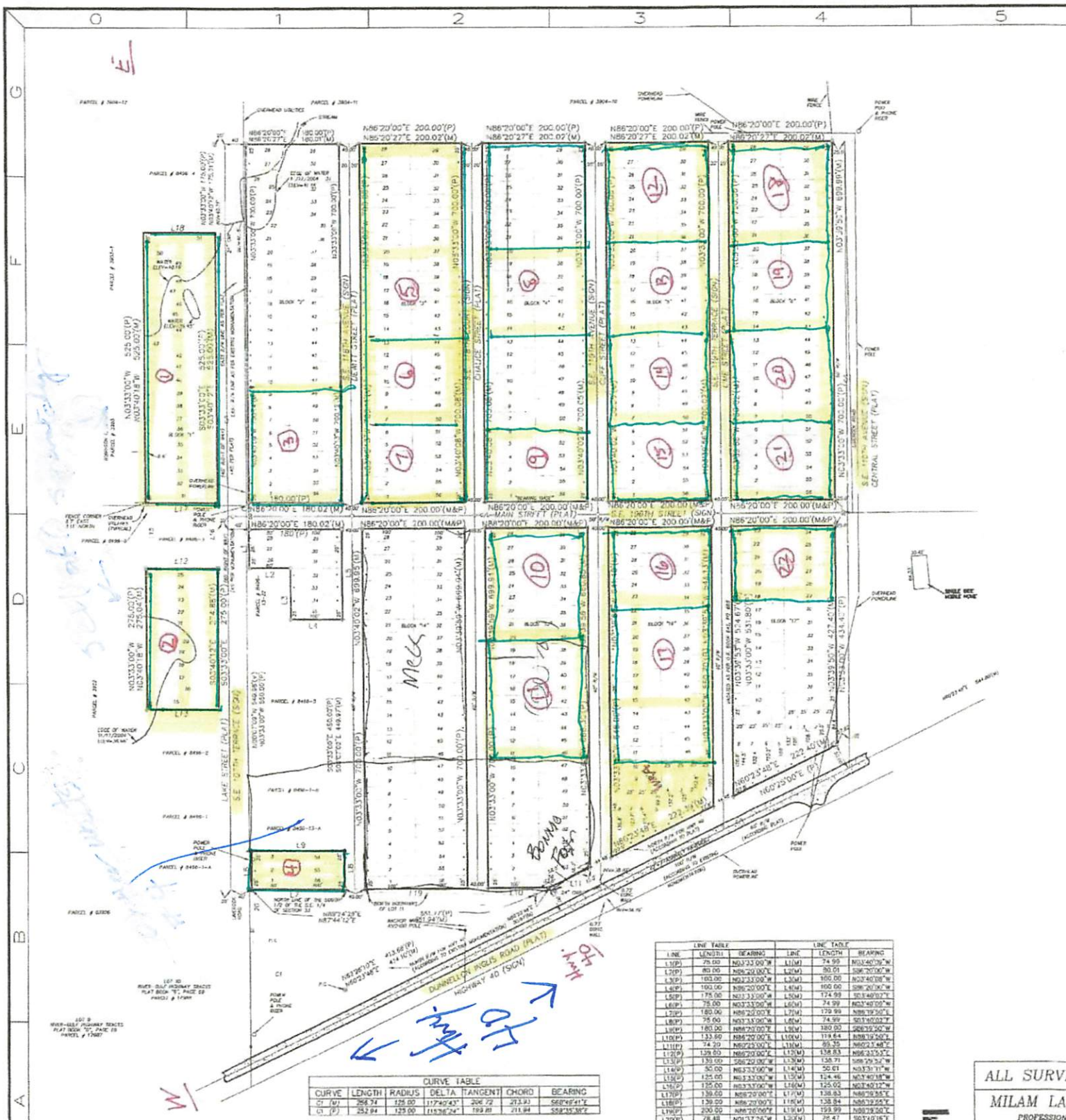
**LISTING OF PROPERTIES OWNED**

**2024**

2024 PROPERTY TAXES

		SIZE	ZONED	PURCHASE PRICE	MARKET VALUE	ASSESSED	TAX AMOUNT
TUCKAHO DEVLEOPEMENT (LEVY CO.) TOWNSHIP TUCKAHO BLK 1 LOT 13-25 & 31-51 ALL BLKS 2-6 AND BLK 14		before subdivided # 08496-000-00 <i>P.A.</i>	ACRE	(11151 HWY 40 E)			
1	BLK 1 LOTS 13-25 & 31-51	# 08496-000-00 ✓ <i>2.72</i>	RES			34,632.00	433.04
2	BLK 2 LOT 1-9 & LOT 48-56 TRACT 1 (1.10 AC)	# 08496-002-01 ✓	RES			28,000.00	398.31
3	BLK 3 LOTS 1-6 & LOTS 51-56 TRACT 6 (.70 AC)	# 08496-003-01 ✓	RES			28,000.00	398.31
4	BLK 3 LOTS 7-13 & LOTS 44-50 TRACT 5 (.86 AC)	# 08496-003-07 ✓	RES			28,000.00	398.31
5	BLK 3 LOTS 14-20 & LOTS 37-43 TRACT 4 ( 1.82 AC)	# 08496-003-14 ✓	RES			28,000.00	398.31
6	BLK 4 LOTS 1-6 & LOTS 51-56 TRACT 10 (.74 AC)	# 08496-004-01 ✓	RES			28,000.00	398.31
7	BLK 4 LOTS 7-13 & LOTS 44-50 TRACT 9 (.86 AC)	# 08496-004-07 ✓	RES			28,000.00	398.31
8	BLK 4 LOTS 14-20 & 37-43 TRACT 8 ( .82 AC)	# 08496-004-14 ✓	RES			28,000.00	398.31
9	BLK 5 LOTS 33-16-17 TRACT 14 (.86 AC)	# 08946-005-01 ✓	RES			28,000.00	398.31
10	BLK 5 LOT 7-13 & 44-50 TRACT 13 (.86 AC)	# 08496-005-07 ✓	RES	SOLD 12/15/06	reposed	28,000.00	398.31
11	BLK 5 LOTS 14-20 & LOTS 37-43 TRACT 12	# 08496-005-14 ✓	RES	SOLD 12/15/06	reposed	28,000.00	398.31
12	BLK 5 LOTS 21-36 & TRACT 11 (.89 AC)	# 08496-005-21 ✓	RES			28,000.00	398.31
13	BLK 6 LOTS 1-6 & LOTS 51-56 TRACT 19 (.88 AC)	# 08496-006-01 ✓	RES			28,000.00	398.31
14	BLK 6 LOTS 7-13 & LOTS 44-50 TRACT 20 (.88 AC)	# 08496-006-07 ✓	RES			28,000.00	398.31
15	BLK 6 LOTS 14-20 & LOTS 37-43 TRACT 21 (.88 AC)	# 08496-006-14 ✓	RES			28,000.00	398.31
16	BLK 6 LOTS 21-36 & TRACT 22 (.91 AC)	# 08496-006-21 ✓	RES			28,000.00	398.31
17	BLK 14 LOTS 11-19 & LOTS 20-37 TRACT 24 (.89 AC)	# 08496-015-11 ✓	RES			28,000.00	398.31
18	BLK 15 LOTS 20-37 TRACT 23 (.98 AC)	# 08496-015-20 ✓	RES			28,000.00	398.31
19	BLK 16 LOTS 15-22 & LOTS 35-42 TRACT 16( 1.00 AC)	# 08496-016-15 ✓	RES			28,000.00	398.31
20	BLK 16 LOTS 23-34 & TRACT 15 (.086)	# 08496-016-23 ✓	RES			28,000.00	398.31
21	BLK 17 LOTS 10-17 & LOTS 30-37 TRACT 17 ( 1.01 AC)	# 08496-017-10 ✓	RES			28,000.00	398.31
22	BLK 17 LOTS 18-29 & TRACT 18 TRACT 18 (.88 AC)	# 08496-017-18 ✓	RES			28,000.00	398.31
						<b>622,632.00</b>	

SOLD 2006-2007			
BLK 3 LOT 21-36& LOTS 29-36 & BLK 4 LOTS 21-36	11/27/2006	50,000.00	SOLD
BLK 5 LOT 7-13 & 44-50 TRACT 13	12/15/2006	60,000.00	SOLD
BLK 5 LOTS 14-20 & LOTS 37-43 TRACT 12	12/15/2006	60,000.00	SOLD
BLK 14 LOTS 20-37 & LOTS 29-37 TRACT 27	2/2/2007	85,000.00	SOLD
BLK 17 LOTS 9-28	7/30/2007	51,750.00	SOLD



CURVE	LENGTH	RADIUS	DELTA	TANGENT	CHORD	BEARING
C1 (M)	265.34	125.00	117°40'43"	204.22	213.21	S88°45'41"E
C1 (P)	252.84	125.00	115°36'24"	199.88	211.84	S88°15'35"E

LINE TABLE			LINE TABLE		
LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1(P)	25.00	N83°33'00"W	L1(M)	74.99	S93°40'39"W
L2(P)	83.89	N86°20'00"E	L2(M)	83.61	S86°20'00"W
L3(P)	183.00	N83°33'00"W	L3(M)	183.00	S83°40'39"W
L4(P)	160.00	N86°20'00"E	L4(M)	160.00	S86°20'00"W
L5(P)	175.00	N83°33'00"W	L5(M)	174.99	S83°40'39"W
L6(P)	75.00	N86°20'00"E	L6(M)	74.99	S86°20'00"W
L7(P)	180.00	N86°20'00"E	L7(M)	179.99	S86°20'00"W
L8(P)	75.00	N83°33'00"W	L8(M)	74.99	S83°40'39"W
L9(M)	180.00	N86°20'00"E	L9(M)	180.00	S86°20'00"W
L10(M)	133.50	N86°20'00"E	L10(M)	133.44	S86°20'00"W
L11(P)	74.20	N83°33'00"W	L11(M)	85.35	S83°40'39"W
L12(P)	138.60	N86°20'00"E	L12(M)	138.83	S86°20'00"W
L13(P)	130.00	N86°20'00"E	L13(M)	128.71	S86°20'00"W
L14(P)	50.00	N83°33'00"W	L14(M)	50.01	S83°40'39"W
L15(P)	135.00	N83°33'00"W	L15(M)	134.48	S83°40'39"W
L16(P)	135.00	N83°33'00"W	L16(M)	135.02	S83°40'39"W
L17(P)	138.60	N86°20'00"E	L17(M)	138.83	S86°20'00"W
L18(P)	138.59	N86°20'00"E	L18(M)	138.34	S86°20'00"W
L19(P)	200.00	N86°20'00"E	L19(M)	199.99	S86°20'00"W
L20(P)	78.48	N81°17'28"W	L20(M)	78.47	S81°18'00"W

ALL SURVEY  
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