LOT 14
PAGE HILL #1 PB 6/237

FLOYD MARISHELLE
86418 WORTHINGTON DR
YULEE, FL 32097

2023

51-3N-27-1625-0014-0000

BUILDING CHARACTERISTICS

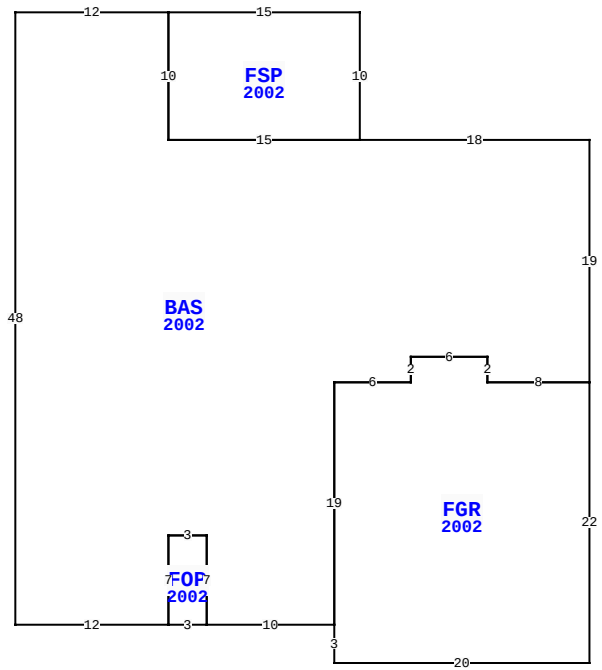
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	20	FACE BRICK 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4039.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,417	100	1,417	136,268
FGR	452	55	249	23,946
FOP	21	30	6	577
FSP	150	40	60	5,770
TOTALS	2,040		1,732	166,560

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,732	119.4600	107.81	186,727	2002	2002	0	0	0	10.80	89.20

1 SINGLE FAM – 0% - 0 Heated Area: 1417 HX Base Yr



86418 WORTHINGTON DR, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	166,560
TOTAL MARKET OB/XF VALUE	3,591
TOTAL LAND VALUE - MARKET	80,000
TOTAL MARKET VALUE	250,151
SOH/AGL Deduction	34,529
ASSESSED VALUE	215,622
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	215,622
TOTAL JUST VALUE	250,151
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	196,020

PERMIT NUM	DESCRIPTION	AMT	ISSUED
M025784	H/AC	0	01/01/2002
B029282	NEW CONSTR	105,210	01/01/2002

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2432/0492	2/04/2021	WD	Q	I	01	255,000
GRANTOR: BUDDS CARRIE A & PEGG						
GRANTEE: FLOYD MARISHELLE						
2209/0219	7/03/2018	WD	Q	I	02	190,000
GRANTOR: LUCKMANN WOLFGANG & C						
GRANTEE: BUDDS CARRIE A & PE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2002] W18 FSP=[YR=2002] N10 W15 S10 E15$W15 N10 W12 S48 E12 FOP=[YR=2002] E3 N7 W3 S7$ N7 E3 S7 E10 FGR=[YR=2002] S3 E20 N22 W8 N2 W6 S2 W6 S19$ N19 E6 N2 E6 S2 E8 N19$.

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	0811	CONCRETE B	0	0	0	0	832.00	SF	5.20	5.20	100	2002	2002	3	83	3,591	

LAND DESCRIPTION

TOTAL OB/XF 3,591

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	000100	C	SFR	0		OR	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 03/14/2018 BY SBX Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS