LOT 14
IN OR 1420/764
ESMT PT OR 1117/1699

STAUDENMAIER JOHN P & CARMEN L
86601 WORTHINGTON DRIVE
YULEE, FL 32097

2023

51-3N-27-1626-0014-0000

BUILDING CHARACTERISTICS

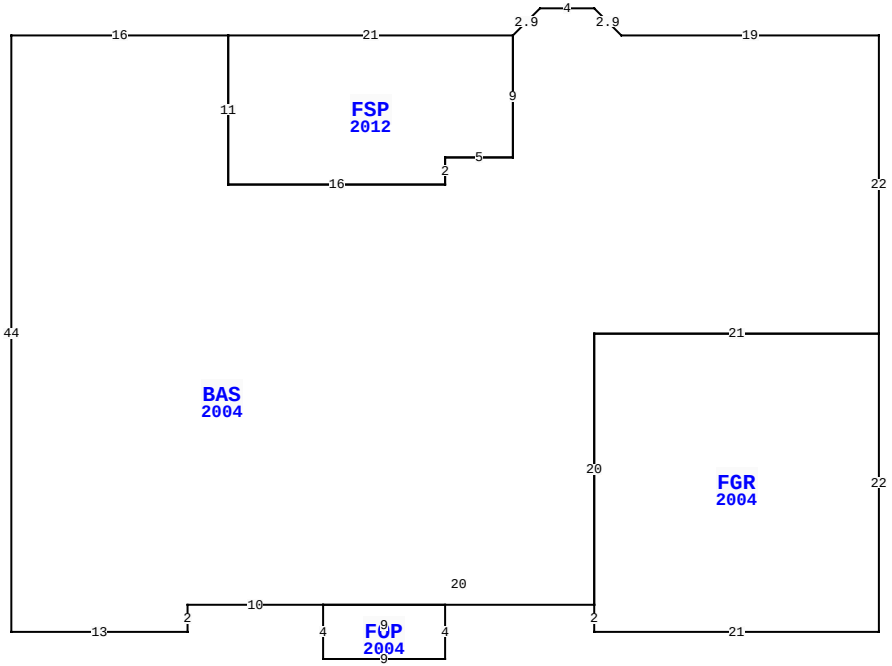
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 80
Exterior Wall	16	WD FR STUC 20
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
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	2,085	100	2,085	193,923
FGR	462	55	254	23,624
FOP	36	30	11	1,023
FSP	221	40	88	8,185
TOTALS	2,804		2,438	226,755

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,438	112.7588	101.76	248,091	2004	2004	0	0	0	8.60	91.40

1 SINGLE FAM – 100% - 2010 Heated Area: 2085 HX Base Yr 2010



86601 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		226,755
TOTAL MARKET OB/XF VALUE		3,511
TOTAL LAND VALUE - MARKET		88,000
TOTAL MARKET VALUE		318,266
SOH/AGL Deduction		157,228
ASSESSED VALUE		161,038
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		111,038
TOTAL JUST VALUE		318,266
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		251,686

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0412181	NEW CONSTR	154,813	01/30/2004
R045757	REPAIR/RRF	4,000	01/30/2004
E0412289	NEW CONSTR	5,000	01/30/2004
P047563	NEW CONSTR	0	01/30/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1420/0764	6/15/2006	WD	Q	I		268,500
GRANTOR: GRUBBS KERRY S & KIM						
GRANTEE: STAUDENMAIER JOHN P						
1247/1577	7/23/2004	WD	Q	I		160,800
GRANTOR: HALLMARK HOMES INC						
GRANTEE: GRUBBS KERRY & KIM						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W19 U2 L2 W4 D2 L2 FSP=[YR=2012] W21 S11 E16 N2 E5 N9$ S9 W5 S2 W16 N11 W16 S44 E13 N2 E10 FOP=[YR=2004] S4 E9 N4 W9$ E20 FGR=[YR=2004] S2 E21 N22 W21 S20 $ N20 E21 N22$.

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	100	0	0	785.00	SF	5.20	5.20	100	2004	2004	3	86	3,511	

LAND DESCRIPTION

TOTAL OB/XF 3,511

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	100		OR	0.00	0.00	1.00	LT		1.00	1.00	1.10	80,000.00	88,000.00	88,000							

REVIEW DATE 03/14/2018 BY SBX Total Acres: 0.00 Total Land Value: 88,000 Market: 0 Agricultural: 0 Common: 88,000 PRINTED 08/02/2023 BY SYS