

KENDALL DENNIS & DIAN
861307 WORTHINGTON DR
YULEE, FL 32097

2023



BUILDING CHARACTERISTICS

ELEMENTCDCONSTRUCTION

Exterior Wall30VINYL 70
Exterior Wall20FACE BRICK 30
Roof Structure03GABLE/HIP 100
Roof Cover03COMP SHNGL 100
Interior Wall05DRYWALL 100
Interior Floor14CARPET 80
Interior Floor08SHT VINYL 20
Air Condition03CENTRAL 100
Heating Type Bedrooms Bathrooms04AIR DUCTED 100

3 100
2 100

Frame Stories UnitsOccupancy02WOOD FRAME 100
1. 1 100
0 100
00NONE 100

Quality05Quality Level 05
DOR CODE0100SINGLE FAMILY
MAP NUMMKT AREA04
NEIGHBORHOOD/LOC4039.00

TOTALS1,9441,652163,237

EXTRA FEATURES

L NOB/XF CODEDESCRIPTIONBLDCAPL WUNITSUTAdj RADJ UNIT PRICEORIG CONDYEAR ONYEAR ACTUALQ% COND OB/XF MKT VALUENOTES

10812CONCRETE C0100001,230.00SF4.004.00100200520053874,280

LAND DESCRIPTIONTOTAL OB/XF4,280

L NUSE CODECLSLAND USE DESCRIPTIONCAPRDLOCCZONEFRONTDEPTHTOT LND UTSPUNIT TYPEDTDPH FACT% CONDTOT ADJUINIT PRICELAND VALUEOTHER ADJUSTMENTS AND NOTESYEARDENSITYDECLFRZYRCONSRV

1000100CSFR100OR0.000.001.00LT1.001.001.0080,000.0080,000.0080,000

REVIEW DATE01/06/2023BYNWA

Total Acres: 0.00Total Land Value: 80,000Market: 0Agricultural: 0Common: 80,000PRINTED 08/02/2023 BY SYS

MARKET ADJUSTMENTS

TYPEMDLEFF. AREATOT ADJ PTSEFF. BASE RATEREPL. COST NEWAYBEYBECONEFNCTNORM% COND

0100011,652120.8900109.10180,233200520050009.4390.57

SINGLE FAM - 100% - 2023Heated Area: 1340HX Base Yr 2023

FSP2005BAS2005FGR2005

NASSAU COUNTY PROPERTYVALUATION SUMMARY

VALUATION BYTax Group: 4Tax Dist:

BUILDING MARKET VALUE163,237
TOTAL MARKET OB/XF VALUE4,280
TOTAL LAND VALUE - MARKET80,000
TOTAL MARKET VALUE247,517
SOH/AGL Deduction149,327
ASSESSED VALUE98,190
TOTAL EXEMPTION VALUEHX HB50,000
BASE TAXABLE VALUE48,190
TOTAL JUST VALUE247,517
NCON VALUE0
INCOME VALUEPREVIOUS YEAR MKT VALUE193,909

PERMIT NUMDESCRIPTIONAMTISSUED

E0514888ELEC OTHER005/01/2005
M09271MECH OTHER002/01/2005
E0514228ELEC OTHER2,00002/01/2005
P0408795OTHER012/01/2004
B0413943NEW CONSTR162,80010/01/2004
R046806REPAIR/RRF1,30010/01/2004

SALES DATAOFF RECORD NumberDATETYPEINSTQUANTITYPRICERSNCDSALE PRICE

2592/03847/15/2022WDQQI01325,000

GRANTOR: GIOVANNI PATRICKGRANTEE: KENDALL DENNIS & DI

1912/18964/11/2014SWUII1284,000

GRANTOR: FANNIE MAEGRANTEE: GIOVANNI PATRICKBUILDING NOTESBUILDING DIMENSIONS

BAS=[YR=2005] W20 FSP=[YR=2005] N10 W12 S10 E12\$ W25 S32 E11 N4 FOP=[YR=2005] E3 N3 W3 S3\$ N3 E3 S3 E11 S5 FGR=[YR=2005] S21 E20 N26 W11 S5 W9\$ E9 N5 E11 N28\$.