LOT 50
IN OR 1320/1536
PAGE HILL #3 PB 6/341

GRIMES MARK A & DINA M
861612 WORTHINGTON DR
YULEE, FL 32097-6437

2023

51-3N-27-1627-0050-0000

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	16	WD FR STUC 30
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

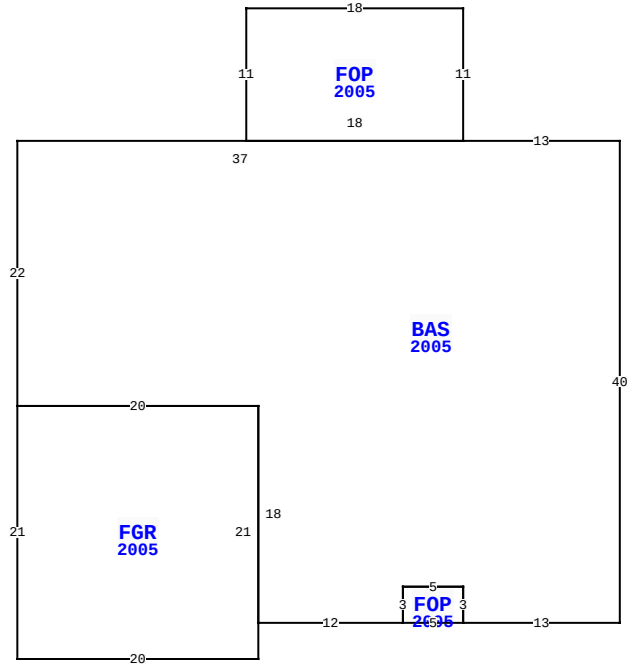
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4039.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,625	100	1,625	155,227
FGR	420	55	231	22,066
FOP	15	30	4	382
FOP	198	30	59	5,636
TOTALS	2,258		1,919	183,311

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,919	115.2382	104.00	199,576	2005	2005	0	0	0	8.15	91.85

1 SINGLE FAM – 100% - 2014 Heated Area: 1625 HX Base Yr 2014



861612 WORTHINGTON DR, YULEE

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

VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		183,311
TOTAL MARKET OB/XF VALUE		3,931
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		267,242
SOH/AGL Deduction		125,874
ASSESSED VALUE		141,368
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		91,368
TOTAL JUST VALUE		267,242
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		210,161

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18000884	REPAIR/RRF	11,142	01/25/2018
B0412632	NEW CONSTR	128,000	04/01/2004
R046031	REPAIR/RRF	1,300	04/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1320/1536	5/27/2005	WD	Q	I		144,700
GRANTOR: RICHMOND AMERICAN HOM						
GRANTEE: GRIMES MARK A & DIN						
1259/1936	9/17/2004	WD	U	V	19	1,950,400
GRANTOR: WATSON HOME BUILDERS						
GRANTEE: RICHMOND AMERICAN H						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W13 FOP=[YR=2005] N11 W18 S11 E18$ W37 S22
FGR=[YR=2005] S21 E20 N21 W20$ E20 S18 E12 FOP=[YR=2005] E5
N3 W5 S3$ N3 E5 S3 E13 N40$.

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	869.00	SF	5.20	5.20	100	2005	2005	3	87	3,931	

LAND DESCRIPTION

TOTAL OB/XF 3,931

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	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 03/12/2018 BY SBX Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/02/2023 BY SYS