

LOT 45
IN OR 1231/1744
ESMT PT OR 1117/1699

JOHNSON ALBERT A & GLORIA J
861726 WORTHINGTON DRIVE
YULEE, FL 32097

2024

51-3N-27-1626-0045-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	20	FACE BRICK 10
Roof Structure	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	14	CARPET 80
Interior Floor	11	CLAY TILE 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		

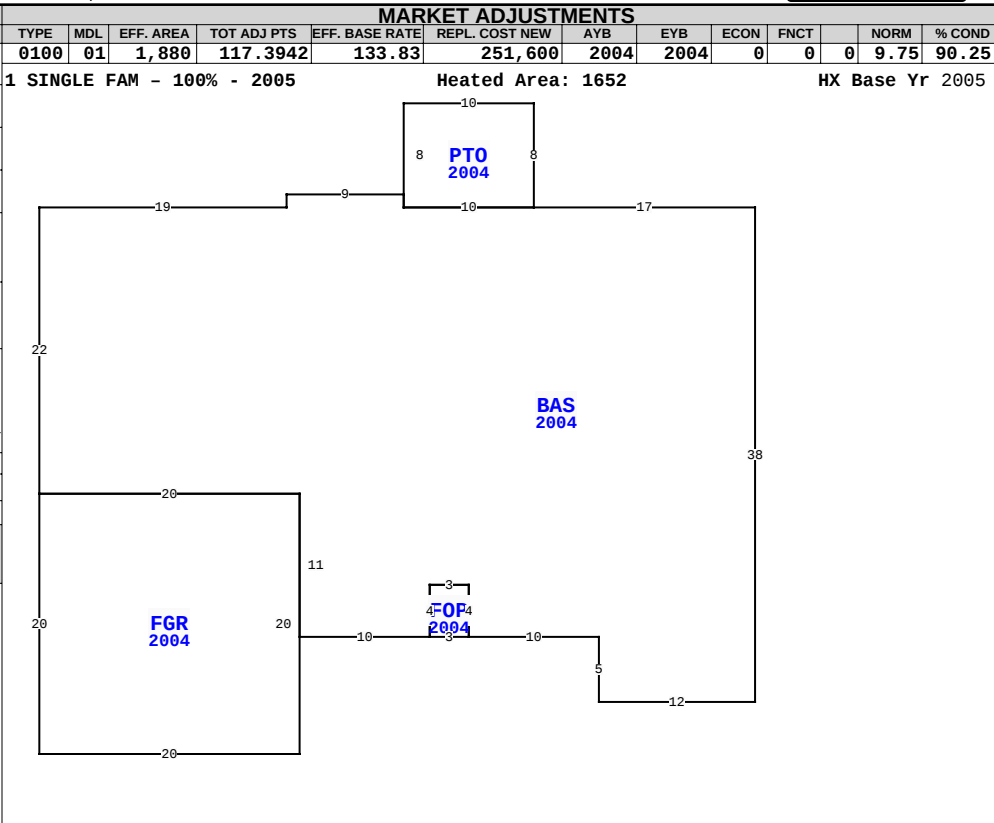
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,652	100	1,652	199,531
FGR	400	55	220	26,572
FOP	12	30	4	483
PTO	80	5	4	483

TOTALS	2,144	1,880	227,069
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT 4,200.00	4,200.00
2	0811	CONCRETE B	0	100	0	0	900.00	SF 6.24	6.24
3	0476	VF 6 SBPL	0	100	0	0	476.00	LF 38.40	38.40

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	SFR	100		RSF-1	0.00	0.00	1.00

REVIEW DATE	05/12/2019	BY	KBA
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861726 WORTHINGTON DR, YULEE	BLD DATE	LGL DATE
	XF DATE	LAND DATE
	INC DATE	AG DATE

L N	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	0500	FP-PRE FAB	0	100	0	0	1.00	UT 4,200.00	4,200.00	100	2004	2004	3	88	3,696	
2	0811	CONCRETE B	0	100	0	0	900.00	SF 6.24	6.24	100	2004	2004	3	84	4,717	
3	0476	VF 6 SBPL	0	100	0	0	476.00	LF 38.40	38.40	100	2005	2005	3	66	12,064	

TOTAL OB/XF													20,477	
LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE			
RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00				

Total Acres:	0.00	Total Land Value:	80,000	Market:	0	Agricultural:	0	Common:	80,000
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NASSAU COUNTY PROPERTY										PAGE 1 of 1										4
VALUATION SUMMARY										STANDARD										
VALUATION BY										Tax Group: 4										
BUILDING MARKET VALUE										Tax Dist:										227,069
TOTAL MARKET OB/XF VALUE																				20,477
TOTAL LAND VALUE - MARKET																				80,000
TOTAL MARKET VALUE																				327,546
SOH/AGL Deduction																				181,553
ASSESSED VALUE																				145,993
TOTAL EXEMPTION VALUE										HX HB										50,000
BASE TAXABLE VALUE																				95,993
TOTAL JUST VALUE																				327,546
NCON VALUE																				0
INCOME VALUE																				
PREVIOUS YEAR MKT VALUE																				278,909

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17008994	REPAIR/RRF	8,579	10/12/2017
M1623361	H/AC	0	08/01/2016
E0412331	NEW CONSTR	2,000	01/01/2004
B0311903	NEW CONSTR	116,947	11/01/2003
R035566	REPAIR/RRF	1,500	10/01/2003

SALES DATA						
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1231/1744	5/19/2004	WD	Q	I		128,200
GRANTOR: MEADOWFIELD OF JACKSO						
GRANTEE: JOHNSON ALBERT A &						
1179/0617	10/08/2003	WD	U	V	19	23,500
GRANTOR: PAGE HILL ASSOCIATES						
GRANTEE: MEADOWFIELD OF JAX						

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2004] W17 PTO=[YR=2004] N8 W10 S8 E10\$ W10 N1 W9 S1 W19 S22 FGR=[YR=2004] S20 E20 N20 W20\$ E20 S11 E10 FOP=[YR=2004] E3 N4 W3 S4\$ N4 E3 S4 E10 S5 E12 N38\$.									