LOT 58
ESMT PT OR 1117/1699
PAGE HILL #2 PB 6/318

MCCORKLE BETTY FRANCIS & JAMES ARTHUR
861835 WORTHINGTON DR
YULEE, FL 32097

2024

51-3N-27-1626-0058-0000

BUILDING CHARACTERISTICS

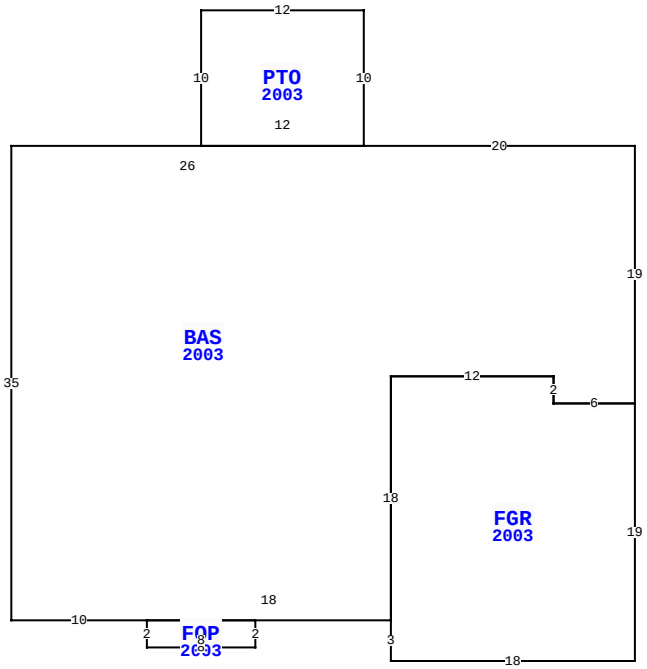
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	13	LVT/LAMNT 50
Interior Floo	14	CARPET 50
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	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	1,298	100	1,298	173,542
FGR	366	55	201	26,874
FOP	16	30	5	669
PTO	120	5	6	802
TOTALS	1,800		1,510	201,886

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,510	126.7860	144.54	218,255	2003	2013	0	0	0	7.50	92.50

1 SINGLE FAM – 100% - 2024 Heated Area: 1298 HX Base Yr 2024



861835 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		201,886
TOTAL MARKET OB/XF VALUE		4,366
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		286,252
SOH/AGL Deduction		0
ASSESSED VALUE		286,252
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		236,252
TOTAL JUST VALUE		286,252
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		244,794

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0310812	NEW CONSTR	91,958	01/01/2003

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
2564/0408	5/19/2022	WD	Q	I	02	355,000
GRANTOR: KENNEDY DONALD W & TI						
GRANTEE: MCCORKLE BETTY FRAN						
2402/0944	10/22/2020	WD	Q	I	01	235,000
GRANTOR: ALEXANDER DONNA L						
GRANTEE: KENNEDY DONALD W &						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2003] W20 PTO=[YR=2003] N10 W12 S10 E12$ W26 S35 E10 FOP=[YR=2003] S2 E8 N2 W8$ E18 FGR=[YR=2003] S3 E18 N19 W6 N2 W12 S18$ N18 E12 S2 E6 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	100	0	0	843.00	SF	6.24	6.24	100	2003	2003	3	83	4,366	

LAND DESCRIPTION

TOTAL OB/XF 4,366

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		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	80,000.00	80,000.00	80,000							

REVIEW DATE 08/29/2022 BY NWA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS