



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	16	WD FR STUC 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	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

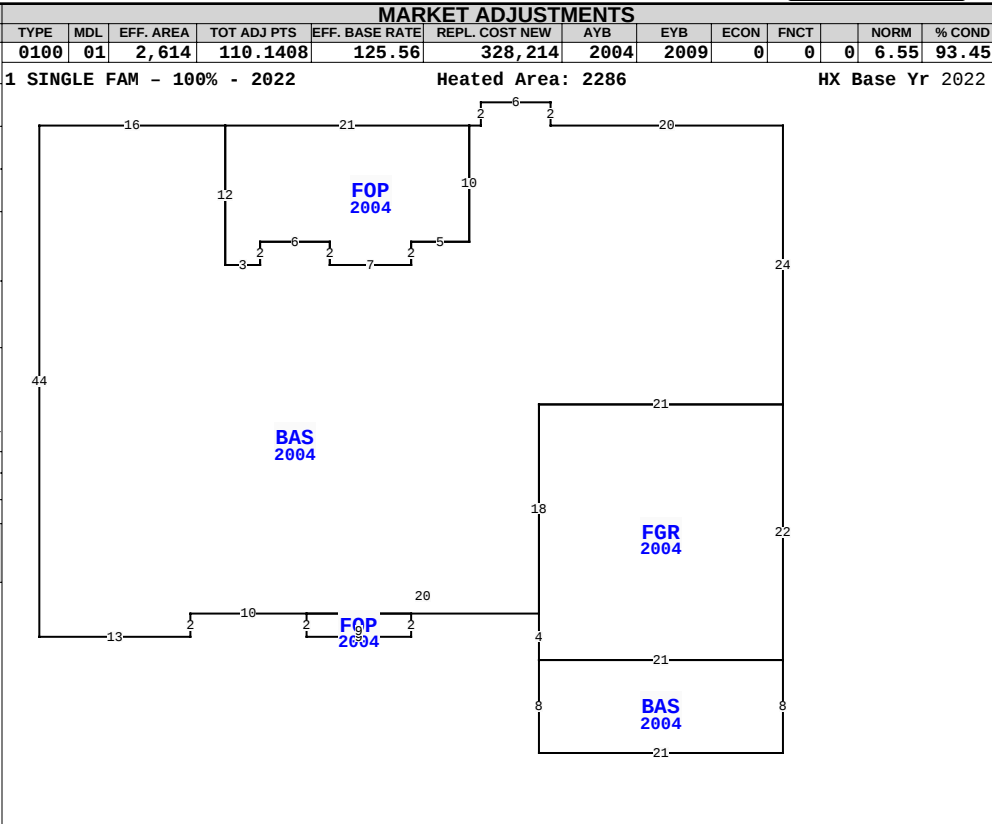
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4039.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	168	100	168	19,712
BAS	2,118	100	2,118	248,517
FGR	462	55	254	29,803
FOP	18	30	5	587
FOP	230	30	69	8,097

TOTALS	2,996		2,614	306,716
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0811	CONCRETE B	0	100	0	0	1,574.00	SF	6.24
2	0911	SCRN RM A	0	100	38	18	684.00	SF	21.00
3	0845	KOOL DECK	0	100	0	0	396.00	SF	8.70
4	0861	POOL GUNIT	0	100	24	12	288.00	SF	102.00
5	0470	VNYL GATE	0	100	0	0	4.00	UT	360.00
6	0476	VF 6 SBPL	0	100	0	0	128.00	LF	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



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

86867 WORTHINGTON DR, YULEE

TOTAL OB/XF									
30,604									

NASSAU COUNTY PROPERTY									
PAGE 1 of 2									
VALUATION SUMMARY									
VALUATION BY					STANDARD				
Tax Group: 4					Tax Dist:				
BUILDING MARKET VALUE					349,317				
TOTAL MARKET OB/XF VALUE					30,604				
TOTAL LAND VALUE - MARKET					80,000				
TOTAL MARKET VALUE					459,921				
SOH/AGL Deduction					128,379				
ASSESSED VALUE					331,542				
TOTAL EXEMPTION VALUE					HX HB VX				
BASE TAXABLE VALUE					276,542				
TOTAL JUST VALUE					459,921				
NCON VALUE					0				
INCOME VALUE									
PREVIOUS YEAR MKT VALUE					387,160				

PERMIT NUM	DESCRIPTION	AMT	ISSUED
21007756	MTL GAR	87,822	06/15/2021
20005567	ROOF	17,188	07/19/2020
B0514919	SWIM POOL	29,513	01/01/2005
B0412919	NEW CONSTR	159,291	05/01/2004
R046236	REPAIR/RRF	4,000	05/01/2004

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2421/1468	12/29/2020	WD	Q	I	01	298,000	
GRANTOR: CHILDSERS GERALD L & B							
GRANTEE: SHINN ANDREW L & AN							
1278/0078	12/03/2004	WD	Q	I		184,800	
GRANTOR: HALLMARK HOMES INC							
GRANTEE: CHILDSERS GERALD L &							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2004] W20 N2 W6 S2 W1 FOP=[YR=2004] W21 S12 E3 N2 E6 S2 E7 N2 E5 N10\$ S10 W5 S2 W7 N2 W6 S2 W3 N12 W16 S44 E13 N2 E10 FOP=[YR=2004] S2 E9 N2 W9\$ E20 FGR=[YR=2004] S4 BAS=[YR=2004] S8 E21 N8 W21\$ E21 N22 W21 S18\$ N18 E21 N24\$.									

REVIEW DATE 11/23/2021 BY NW Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 PRINTED 08/06/2024 BY SYS