LOT 38
IN OR 1897/25
PAGE HILL #3 PB 6/341

MURDOCK JAMES E & BARBARA A
861483 WORTHINGTON DR
YULEE, FL 32097

2024

51-3N-27-1627-0038-0000

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		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05

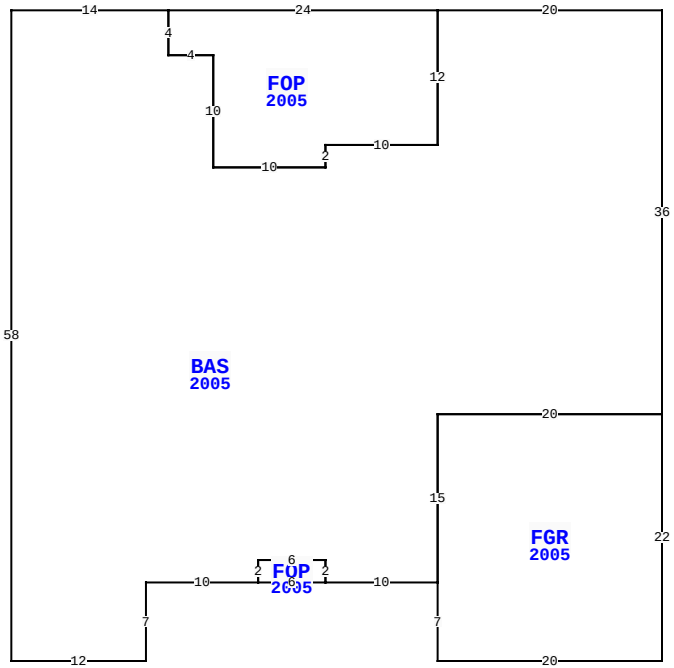
DOR CODE	0100	SINGLE FAMILY	
MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4039.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	2,454	100	2,454	288,488
FGR	440	55	242	28,449
FOP	12	30	4	470
FOP	276	30	83	9,757
TOTALS	3,182		2,783	327,165

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,783	112.8864	128.69	358,144	2005	2005	0	0	0	8.65	91.35

1 SINGLE FAM – 100% - 2014 Heated Area: 2454 HX Base Yr 2014



861483 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		327,165
TOTAL MARKET OB/XF VALUE		4,663
TOTAL LAND VALUE - MARKET		80,000
TOTAL MARKET VALUE		411,828
SOH/AGL Deduction		222,133
ASSESSED VALUE		189,695
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		139,695
TOTAL JUST VALUE		411,828
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		344,355

PERMIT NUM	DESCRIPTION	AMT	ISSUED
E14749	ELEC OTHER	1,500	04/01/2005
M09543	OTHER	0	04/01/2005
P09065	OTHER	0	02/01/2005
R046957	REPAIR/RRF	1,500	12/01/2004
B0414186	NEW CONSTR	184,256	12/01/2004

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1897/0025	12/31/2013	WD	Q	I	02	220,000
GRANTOR: MURPHY AMY C						
GRANTEE: MURDOCK JAMES E & B						
1493/0412	4/18/2007	QC	U	I	01	100
GRANTOR: MURPHY AMY C & MARK W						
GRANTEE: MURPHY AMY C						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W20 FOP=[YR=2005] W24 S4 E4 S10 E10 N2 E10 N12$ S12 W10 S2 W10 N10 W4 N4 W14 S58 E12 N7 E10 FOP=[YR=2005] E6 N2 W6 S2$ N2 E6 S2 E10 FGR=[YR=2005] S7 E20 N22 W20 S15$ N15 E20 N36$.

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	6.24	6.24	100	2005	2005	3	86	4,663	

LAND DESCRIPTION

TOTAL OB/XF 4,663

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 05/12/2019 **BY** KBA Total Acres: 0.00 Total Land Value: 80,000 Market: 0 Agricultural: 0 Common: 80,000 **PRINTED** 08/06/2024 BY SYS