



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 90
Exterior Wall	20	FACE BRICK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
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	1,338	100	1,338	165,506
FGR	470	55	258	31,913
FOP	9	30	3	371
FSP	160	40	64	7,917
TOTALS	1,977		1,663	205,708

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	NOTES
1	0811	CONCRETE B	0	100	0	0	961.00	SF	6.24	6.24	
2	0940	SHEDS/PORT	0	100	0	0	192.00	SF	36.00	36.00	

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

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	1,663	120.2300	137.06	227,931	2004	2004	0	0	9.75	90.25
1 SINGLE FAM - 100% - 2006 Heated Area: 1338 HX Base Yr 2006											
861498 WORTHINGTON DR, YULEE											

TOTAL OB/XF											
6,696											

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY			PAGE 1 of 1
VALUATION BY			STANDARD
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		205,708	
TOTAL MARKET OB/XF VALUE		6,696	
TOTAL LAND VALUE - MARKET		80,000	
TOTAL MARKET VALUE		292,404	
SOH/AGL Deduction		163,665	
ASSESSED VALUE		128,739	
TOTAL EXEMPTION VALUE		HX HB SX 100,000	
BASE TAXABLE VALUE		28,739	
TOTAL JUST VALUE		292,404	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		250,064	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B0412604	NEW CONSTR	124,425	04/01/2004
R046009	REPAIR/RRF	1,500	04/01/2004

SALES DATA					
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD
1448/1016	9/29/2006	WD U	I	I	01
GRANTOR: WHITE KATHERINE J					
GRANTEE: WHITE KATHERINE J T					
1280/0303	12/10/2004	WD Q	I		
GRANTOR: RICHMOND AMERICAN HOM					
GRANTEE: WHITE KATHERINE J					

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2004] W13 FSP=[YR=2004] N10 W16 S10 E16 \$ W33 S27 FGR=[YR=2004] S26 E20 N21 W10 N5 W10 \$ E10 S5 E10 N5 E12 FOP=[YR=2004] E3 N3 W3 S3 \$ N3 E3 S8 E11 N32 \$.											