



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	05	AVERAGE 70
Exterior Wall	20	FACE BRICK 30
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		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

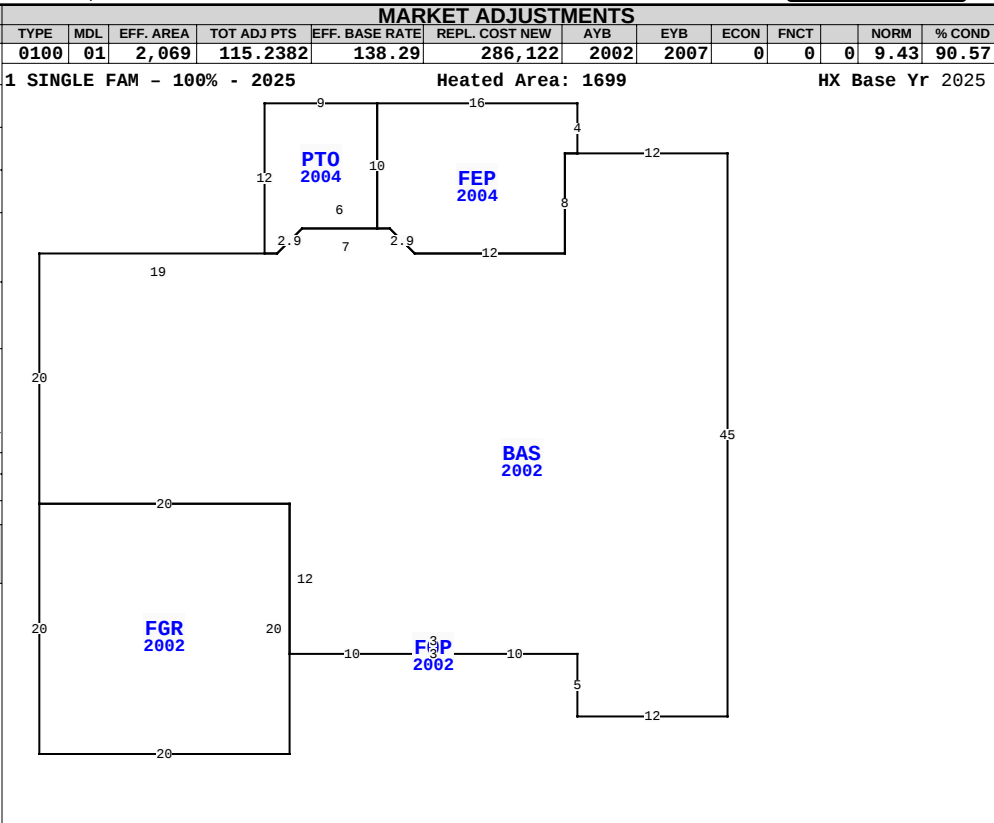
Quality	05	Quality Level 05
DOR CODE	0100	SINGLE FAMILY

MAP NUM		MKT AREA	04
NEIGHBORHOOD/LOC	4039.00		

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,699	100	2002	1,699	212,799
FEP	180	80	2004	144	18,036
FGR	400	55	2002	220	27,555
FOP	3	30	2002	1	125
PTO	94	5	2004	5	626

TOTALS	2,376			2,069	259,141
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	1.00	UT	4,200.00
2	0811	CONCRETE B	0	100	0	0	1,037.00	SF	6.24
3	0940	SHEDS/PORT	0	100	24	12	288.00	SF	36.00
4	0476	VF 6 SBPL	0	100	0	0	42.00	LF	38.40
5	0470	VNYL GATE	0	100	0	0	2.00	UT	360.00
6	0845	KOOL DECK	0	100	0	0	631.00	SF	8.70
7	0861	POOL GUNIT	0	100	0	0	392.00	SF	102.00
8	0911	SCRN RM A	0	100	0	0	1,122.00	SF	21.00



86081 WORTHINGTON DR, YULEE	BLD DATE	LGL DATE	04/22/2025	MLU
	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	2002	2002	3	85	3,570	
2	0811	CONCRETE B	0	100	0	0	1,037.00	SF	6.24	6.24	100	2002	2002	3	80	5,177	
3	0940	SHEDS/PORT	0	100	24	12	288.00	SF	36.00	36.00	100	2007	2007	3	27	2,799	
4	0476	VF 6 SBPL	0	100	0	0	42.00	LF	38.40	38.40	100	2007	2007	3	69	1,113	
5	0470	VNYL GATE	0	100	0	0	2.00	UT	360.00	360.00	100	2007	2007	3	69	497	
6	0845	KOOL DECK	0	100	0	0	631.00	SF	8.70	8.70	100	2007	2007	3	87	4,776	
7	0861	POOL GUNIT	0	100	0	0	392.00	SF	102.00	102.00	100	2007	2007	3	44	17,593	
8	0911	SCRN RM A	0	100	0	0	1,122.00	SF	21.00	21.00	100	2007	2007	3	27	6,362	

LAND DESCRIPTION										TOTAL OB/XF										41,887	
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	DPH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LA VAL				
1	000100	C	RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00					

NASSAU COUNTY PROPERTY										PAGE 1 of 1										4
VALUATION SUMMARY										STANDARD										
VALUATION BY										Tax Group: 4										
BUILDING MARKET VALUE										259,141										
TOTAL MARKET OB/XF VALUE										41,887										
TOTAL LAND VALUE - MARKET										85,000										
TOTAL MARKET VALUE										386,028										
SOH/AGL Deduction										0										
ASSESSED VALUE										386,028										
TOTAL EXEMPTION VALUE										HX HB 50,722										
BASE TAXABLE VALUE										335,306										
TOTAL JUST VALUE										386,028										
NCON VALUE										0										
INCOME VALUE																				
PREVIOUS YEAR MKT VALUE										372,888										

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20004680	REPAIR/RRF	17,476	06/17/2020
B20081	ADDITION	4,956	06/01/2007
B19657	SWIM POOL	30,665	03/01/2007
B19173	ADDITION	5,184	12/01/2006
E0413673	NEW CONSTR	750	10/01/2004
B0109112	NEW CONSTR	96,960	12/01/2001

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2211/0325	6/05/2018	SW	Q	I	02	245,000	
GRANTOR:RMAC TRUST SERIES 201							
GRANTEE:COOPER JAMIE & CHRI							
2170/1106	1/04/2018	CT	U	I	18	140,100	
GRANTOR:CLERK OF COURT							
GRANTEE:RMAC TRUST SERIES 2							

BUILDING NOTES									
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BUILDING DIMENSIONS									
BAS=[YR=2002] W12 FEP=[YR=2004] N4 W16 PTO=[YR=2004] W9 S12 E1 R2 U2 E6 N10\$ S10 E1 R2 D2 E12 N8 E1\$ W1 S8 W12 U2 L2 W7 D2 L2 W19 S20 FGR=[YR=2002] S20 E20 N20 W20\$ E20 S12 E10 FOP=[YR=2002] E3 N1W3 S1 \$ N1 E3 S1 E10 S5 E12 N45\$.									