

LOT 11
IN OR 1955/640
PAGE HILL #1 PB 6/237

SCHNEIDER MICHAEL SR & DIANE
86211 WORTHINGTON DRIVE
YULEE, FL 32097

2025

51-3N-27-1625-0011-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 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 Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		3 100
Frame	02	WOOD FRAME 100
Stories	1.5	1.5 100
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
BAS	1,988	100
FGR	462	55
FOP	24	30
FOP	200	30
FUS	361	100
UST	90	45
TOTALS	3,125	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0100	01	2,710	113.9424	136.73	370,538	2002	2005	0	0	10.75	89.25
1 SINGLE FAM - 100% - 2016 Heated Area: 2349 HX Base Yr 2016											
BLD DATE							LGL DATE				
XF DATE							LAND DATE				
INC DATE							AG DATE				

NASSAU COUNTY PROPERTY		PAGE 1 of 2	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		372,983	
TOTAL MARKET OB/XF VALUE		28,440	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		486,423	
SOH/AGL Deduction		229,193	
ASSESSED VALUE		257,230	
TOTAL EXEMPTION VALUE		HX HB VX 55,722	
BASE TAXABLE VALUE		201,508	
TOTAL JUST VALUE		486,423	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		460,867	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
B241452	REPLACE (14) WIND	21,386	02/06/2024
B1531010	1800SFSTG	77,994	08/01/2015
B0209346	NEW CONSTR	163,247	01/01/2002

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1955/0640	12/31/2014	WD	Q	I	02	235,000	
GRANTOR: COOPER LISA C							
GRANTEE: SCHNEIDER MICHAEL S							
1075/0397	8/15/2002	WD	Q	I		164,500	
GRANTOR: TRADEMARK HOME BUILDE							
GRANTEE: COOPER JULIS & LISA							

EXTRA FEATURES											
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND
1	0812	CONCRETE C	0	100	0	0	1,684.00	SF	4.80	4.80	100
2	0861	POOL GUNIT	0	100	0	0	512.00	SF	102.00	102.00	100
3	0845	KOOL DECK	0	100	0	0	416.00	SF	8.70	8.70	100
4	0470	VNYL GATE	0	100	0	0	2.00	UT	360.00	360.00	100
5	0477	VF 4 SLAT	0	100	0	0	156.00	LF	16.80	16.80	100
6	0855	CONC PAVER	0	100	0	0	178.00	SF	12.00	12.00	100

BUILDING NOTES	

BUILDING DIMENSIONS	
BAS=[YR=2002] W14 FOP=[YR=2002] N10 W20 S10 E20\$ W34 S16 W1 S12 E1 S8 FGR=[YR=2002] S21 E22 N21 W22\$ E22 S10 E10 FOP=[YR=2002] S2 E6 N2 W1 N3 W4 S3 W1\$ E1 N3 E4 S3 E11 N46\$ PTR=E20 UST=[YR=2002] E10 S9 FUS=[YR=2002] E9 S19 W19 N19 E10\$ W10 N9\$ W20\$.	

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

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