



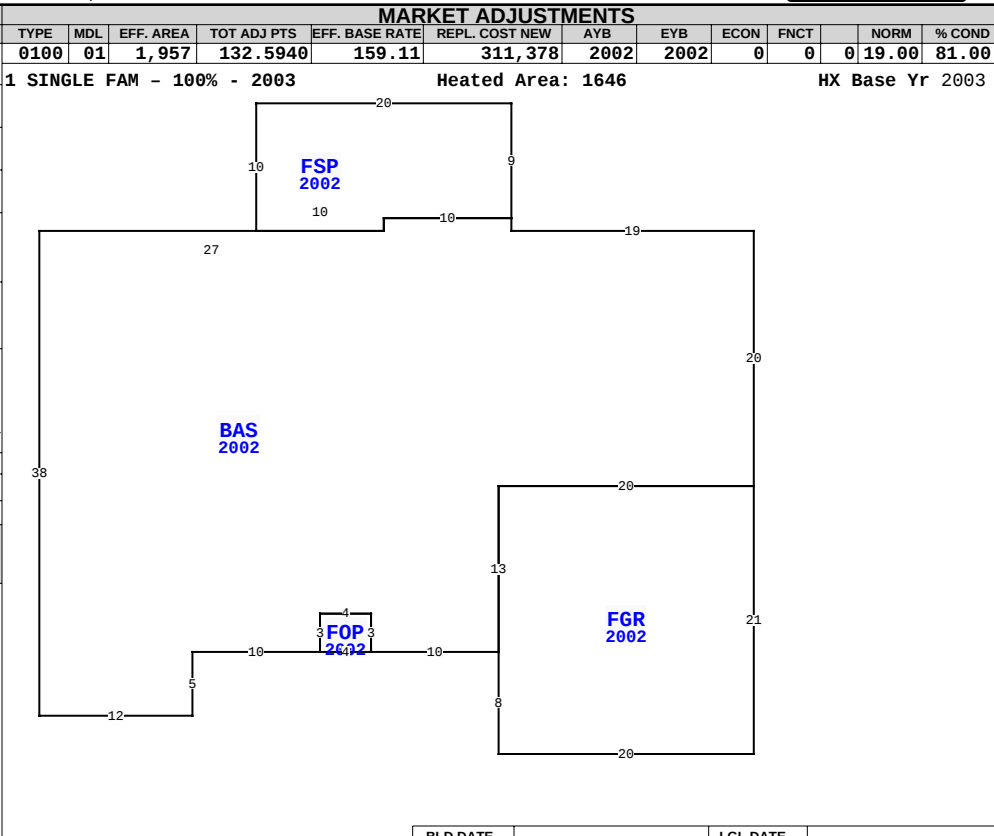
BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 80
Interior Floo	08	SHT VINYL 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Frame	02	WOOD FRAME 100
Stories		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	1,646	100	2002	1,646	212,135
FGR	420	55	2002	231	29,771
FOP	12	30	2002	4	515
FSP	190	40	2002	76	9,795
TOTALS	2,268			1,957	252,216

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	882.00	SF	6.24	6.24	
2	0476	VF 6 SBPL	0	100	0	0	414.00	LF	38.40	38.40	

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	RES	100		RSF-1	0.00	0.00	1.00	LT	



86456 WORTHINGTON DR, YULEE	BLD DATE	LGL DATE	04/22/2025	MLU
	XF DATE	LAND DATE		
	INC DATE	AG DATE		

NASSAU COUNTY PROPERTY		PAGE 1 of 1	4
VALUATION SUMMARY			
VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		252,216	
TOTAL MARKET OB/XF VALUE		13,624	
TOTAL LAND VALUE - MARKET		85,000	
TOTAL MARKET VALUE		350,840	
SOH/AGL Deduction		191,835	
ASSESSED VALUE		159,005	
TOTAL EXEMPTION VALUE		HX HB	50,722
BASE TAXABLE VALUE		108,283	
TOTAL JUST VALUE		350,840	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		336,044	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
1700762	REPAIR/RRF	8,840	02/01/2017
B029546	NEW CONSTR	116,320	05/01/2002

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1072/1121	8/02/2002	WD	Q	I		130,000	
GRANTOR: MEADOWFIELD OF JACKSO							
GRANTEE: WEST ANTHONY D & TA							
1038/1984	2/21/2002	WD	U	V	19	21,500	
GRANTOR: PAGE HILL ASSOCIATES							
GRANTEE: MEADOWFIELD OF JACK							

BUILDING NOTES											
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BUILDING DIMENSIONS											
BAS=[YR=2002] W19 N1 FSP=[YR=2002] N9 W20 S10 E10 N1 E10\$ W10 S1 W27 S38 E12 N5 E10 FOP=[YR=2002] E4 N3 W4 S3 \$ N3 E4 S3 E10 FGR=[YR=2002] S8 E20 N21 W20 S13\$ N13 E20 N20\$.											