LOT 34
IN OR 1354/544
PAGE HILL #3 PB 6/341

KIELY JAMES F & JACQUELINE C
861407 WORTHINGTON DRIVE
YULEE, FL 32097

2025

51-3N-27-1627-0034-0000

BUILDING CHARACTERISTICS

ELEMENT	CD	CONSTRUCTION
Exterior Wall	30	VINYL 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.	1. 100
Units		0 100
Occupancy	00	NONE 100
Quality	05	Quality Level 05

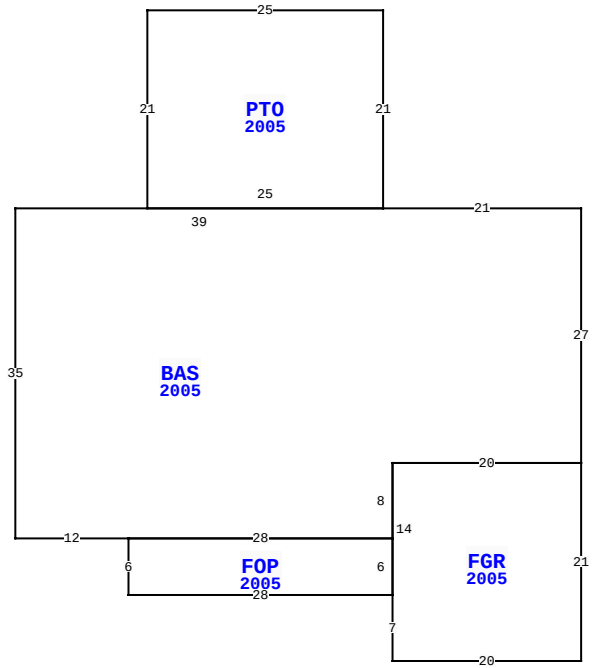
DOR CODE 0100 SINGLE FAMILY
MAP NUM | MKT AREA 04
NEIGHBORHOOD/LOC 4039.00

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,940	100	2005	1,940	246,382
FGR	420	55	2005	231	29,337
FOP	168	30	2005	50	6,351
PTO	525	5	2005	26	3,302
TOTALS	3,053			2,247	285,371

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	2,247	113.1900	135.83	305,210	2005	2010	0	0	0	6.50	93.50

1 SINGLE FAM – 100% - 2006 Heated Area: 1940 HX Base Yr 2006



861407 WORTHINGTON DR, YULEE

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/22/2025 MLU
INC DATE		AG DATE	

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 4	Tax Dist:	
BUILDING MARKET VALUE		285,371
TOTAL MARKET OB/XF VALUE		9,910
TOTAL LAND VALUE - MARKET		85,000
TOTAL MARKET VALUE		380,281
SOH/AGL Deduction		217,479
ASSESSED VALUE		162,802
TOTAL EXEMPTION VALUE	HX HB	50,722
BASE TAXABLE VALUE		112,080
TOTAL JUST VALUE		380,281
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		362,825

PERMIT NUM	DESCRIPTION	AMT	ISSUED
17009165	REPAIR/RRF	12,000	10/17/2017
M09609	ELEC OTHER	0	04/01/2005
E14607	ELEC OTHER	2,162	03/01/2005
P09187	OTHER	0	03/01/2005
R07338	REPAIR/RRF	4,000	03/01/2005
B14766	NEW CONSTR	141,909	03/01/2005

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE
1354/0544	9/30/2005	WD	Q	I		175,300
GRANTOR: HALLMARK HOMES INC						
GRANTEE: KIELY JAMES F & JAC						
1293/0636	2/07/2005	WD	U	V	19	28,500
GRANTOR: PAGE HILL ASSOCIATES						
GRANTEE: HALLMARK HOMES INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2005] W21 PTO=[YR=2005] N21 W25 S21 E25$ W39 S35 E12 FOP=[YR=2005] S6 E28 FGR=[YR=2005] S7 E20 N21 W20 S14$ N6 W28$ E28 N8 E20 N27$.

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	0500	FP-PRE FAB	0	100	0	0	1.00	UT	4,200.00	4,200.00	100	2005	2005	3	88	3,696	
2	0811	CONCRETE B	0	100	0	0	879.00	SF	6.24	6.24	100	2005	2005	3	84	4,607	
3	0940	SHEDS/PORT	0	100	0	0	144.00	SF	36.00	36.00	100	2008	2008	3	31	1,607	

LAND DESCRIPTION

TOTAL OB/XF 9,910

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	RES	100		RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	85,000.00	85,000.00	85,000							

REVIEW DATE 08/30/2022 BY NWA Total Acres: 0.00 Total Land Value: 85,000 Market: 0 Agricultural: 0 Common: 85,000 PRINTED 07/30/2025 BY SYS