

NASSAU CARE CENTERS INC/
5243 LITTLE DEBBIE PARKWAY SUI
00LTEWAH, TN 37363

38-2N-27-2030-0001-0000

[illegible]

LOT 1 & PT OF LOTS 2 & 3
IN OR 1536/1431
ESMT OR 1551/657

NASSAU CARE CENTERS INC/
5243 LITTLE DEBBIE PARKWAY SUI
00LTEWAH, TN 37363

2026

38-2N-27-2030-0001-0000



BUILDING CHARACTERISTICS		
ELEMENT	CD	CONSTRUCTION
Exterior Wall	16	WD FR STUC 60
Exterior Wall	31	HARDIE BRD 40
Roof Structure	04	WOOD TRUSS 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floor	13	LVT/LAMNT 70
Interior Floor	08	SHT VINYL 30
Ceiling	02	F.NOT SUS 100
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Fixtures		21 100
Frame	02	WOOD FRAME 100
Story Height		9 100
RMS		15 100
Stories	1.	1. 100
Units		0 100
Occupancy	00	NONE 100

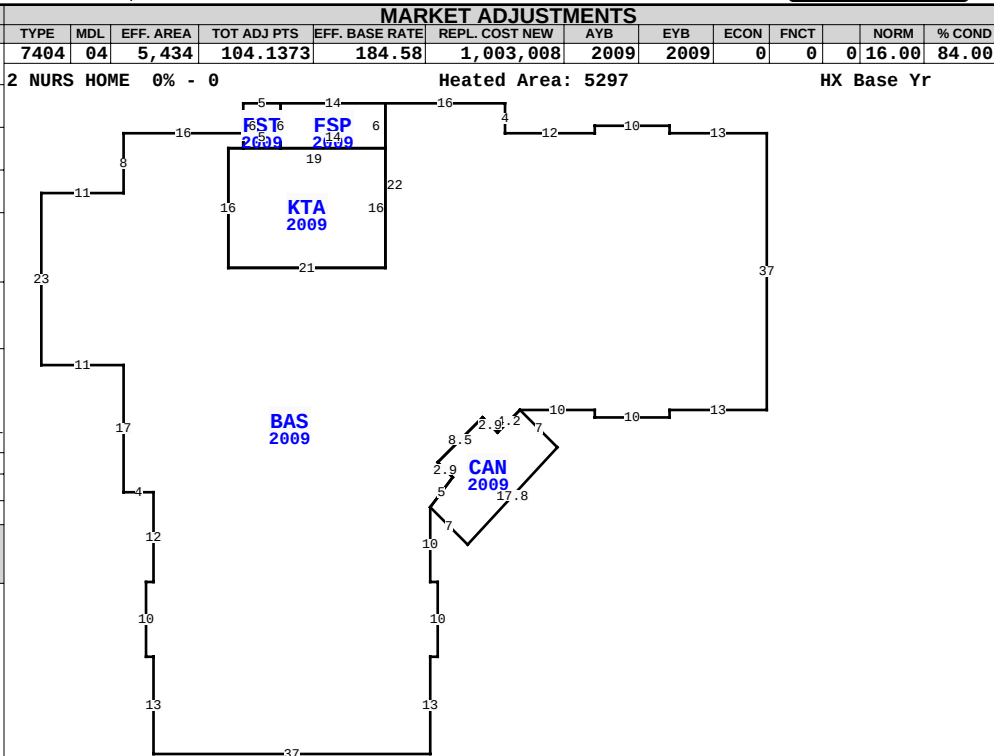
Quality	04	Quality Level 04
DOR CODE	7400	HOMES FOR THE AGED
MAP NUM		MKT AREA
		04
NEIGHBORHOOD/LOC	4053.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	4,961	100	2009	4,961	769,189
CAN	154	30	2009	46	7,132
FSP	84	50	2009	42	6,512
FST	30	50	2009	15	2,326
KTA	336	110	2009	370	57,368

TOTALS	5,565			5,434	842,527
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EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
11	0754	FOP	0	0	0	0	616.00	SF	15.00
12	0810	CONCRETE A	0	0	0	0	72.00	SF	6.50
13	0446	BOX FNC 6'	0	0	0	0	1,346.00	LF	20.00
14	0965	SPRNK FIRE	0	0	0	0	180.00	UT	240.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/08/2026
INC DATE		AG DATE	MLU

85468 MINER RD, YULEE

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
11	0754	FOP	0	0	0	0	616.00	SF	15.00	15.00	100	2009	2009	3	31	2,864	
12	0810	CONCRETE A	0	0	0	0	72.00	SF	6.50	6.50	100	2009	2009	3	88	412	
13	0446	BOX FNC 6'	0	0	0	0	1,346.00	LF	20.00	20.00	100	2009	2009	3	31	8,345	
14	0965	SPRNK FIRE	0	0	0	0	180.00	UT	240.00	240.00	100	2009	2009	3	88	38,016	

TOTAL OB/XF										49,637
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NASSAU COUNTY PROPERTY				PAGE 2 of 3	4
VALUATION SUMMARY				STANDARD	
VALUATION BY		Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE				2,487,577	
TOTAL MARKET OB/XF VALUE				124,070	
TOTAL LAND VALUE - MARKET				270,000	
TOTAL MARKET VALUE				2,881,647	
SOH/AGL Deduction				925,833	
ASSESSED VALUE				1,955,814	
TOTAL EXEMPTION VALUE		19		1,955,814	
BASE TAXABLE VALUE				0	
TOTAL JUST VALUE				2,881,647	
NCON VALUE				0	
INCOME VALUE					
PREVIOUS YEAR MKT VALUE				2,728,902	

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
1536/1431	11/20/2007	WD U	I	I	19	100	
GRANTOR: GF/AMELIA ISLAND PR							
GRANTEE: NASSAU CARE CENTERS							
1225/0611	4/26/2004	WD Q	I			150,000	
GRANTOR: TAYLOR JAMES L							
GRANTEE: GF/AMELIA ISLAND PR							

BUILDING NOTES									

BUILDING DIMENSIONS									
BAS=[YR=2009] W13 N1 W10 S1 W12 N4 W16 FSP=[YR=2009] W14 FST=[YR=2009] W5 S6 KTA=[YR=2009] W2 S16 E21 N16 W19 S E5 N6\$ S6 E14 N6\$ S22 W21 N16 E2 N2 W16 S8 W11 S23 E11 S17 E4 S12 W1 S10 E1 S13 E37 N13 E1 N10 W1 N10 CAN=[YR=2009] D5 R5 R12 U13 U5 L5 D3 L3 U2 L2 D6 L6 D2 R2 L3 D4 \$ U4 R3 U2 L2 U6 R6 D2 R2 U3 R3 E10 S1 E10 N1 E13 N37\$.									

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