

MCCORKLE FAMILY TRUST/MCCORKLE BETTY TRUSTEE
861835 WORTHINGTON DR
YULEE, FL 32097

51-3N-27-1626-0058-0000

[illegible]

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BUILDING CHARACTERISTICS

ELEMENTCD

CONSTRUCTION

Exterior Wall

25

MOD METAL 100

Roof Structure

10

STEEL FRME 100

Roof Cover

12

MODULAR MT 100

Interior Wall

07

NONE 100

Interior Floor

03

CONC FINSH 100

Air Condition

01

NONE 100

Heating Type

01

NONE 100

Bedrooms

0 100

Bathrooms

0 100

Frame

05

STEEL 100

Quality

06

Quality Level 06

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

720

100

2024

720

17,584

PTO

240

5

2024

12

293

TOTALS

960

732

17,877

EXTRA FEATURES

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

LAND DESCRIPTION

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

LAND VALUE

OTHER ADJUSTMENTS AND NOTES

YEAR

DENSITY

DECL

FRZ

YR

CONSRV

REVIEW DATE

05/28/2025

BY

KWX

Total Acres:

0.00

Total Land Value:

90,000

Market:

0

Agricultural:

0

Common:

90,000

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MARKET ADJUSTMENTS

TYPE

MDL

EFF. AREA

TOT ADJ PTS

EFF. BASE RATE

REPL. COST NEW

AYB

EYB

ECON

FNCT

NORM

% COND

6500

01

732

63.2500

24.67

18,058

2025

2025

0

0

0

1.00

99.00

2 GARAGE RES

100%

- 2026

Heated Area: 720

HX Base Yr 2024

24

30

30

10

10

24

BAS
2024

PTO
2024

BLD DATE

XF DATE

INC DATE

LGL DATE

LAND DATE

AG DATE

03/23/2026

MLU

TOTAL OB/XF

0

NASSAU COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY

STANDARD

Tax Group: 4

Tax Dist:

BUILDING MARKET VALUE

210,623

TOTAL MARKET OB/XF VALUE

0

TOTAL LAND VALUE - MARKET

90,000

TOTAL MARKET VALUE

300,623

SOH/AGL Deduction

0

ASSESSED VALUE

300,623

TOTAL EXEMPTION VALUE

HX HB

51,411

BASE TAXABLE VALUE

249,212

TOTAL JUST VALUE

300,623

NCON VALUE

17,877

INCOME VALUE

PREVIOUS YEAR MKT VALUE

304,651

SALES DATA

OFF RECORD Number

DATE

TYPE INST

QUANTITY

VOLUME

RSN CD

SALE PRICE

2850/217

2/25/2026

WD

U

I

11

100

GRANTOR:MCCORKLE BETTY FRANCI

GRANTEE:MCCORKLE FAMILY TRU

2564/0408

5/19/2022

WD

Q

I

02

355,000

GRANTOR:KENNEDY DONALD W & TI

GRANTEE:MCCORKLE BETTY FRAN

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2024;ORIG=50,10] E24 S30 W24 N30 \$

PTO=[YR=2024;ORIG=50,40] E24 S10 W24 N10 \$

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