

BURNS JONATHAN KEITH & MISTEY KELI
86941 WORTHINGTON DR
YULEE, FL 32097

51-3N-27-1627-0008-0000

BUILDING CHARACTERISTICS

ELEMENT	CD				
Exterior Wall	05	AVERAGE 90			
Exterior Wall	16	WD FR STUC 10			
Roof Structur	03	GABLE/HIP 100			
Roof Cover	03	COMP SHNGL 100			
Interior Wall	05	DRYWALL 100			
Interior Floo	14	CARPET 80			
Interior Floor	08	SHT VINYL 20			
Air Condition	03	CENTRAL 100			
Heating Type	04	AIR DUCTED 100			
Bedrooms		3 100			
Bathrooms		2 100			
Frame Stories	02	WOOD FRAME 100			
Units	1.	1. 100			
Occupancy	00	NONE 100			
Quality	01	Quality Level 01			
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	1,829	100	2004	1,829	211,850
FGR	418	55	2004	230	26,641
FOP	8	30	2004	2	231
FOP	224	30	2019	67	7,761
TOTALS	2,479			2,128	246,483

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0900	01	2,128	92.8746	129.10	274,725	2004	2004		0	0	0 10.28	89.72

1 SNGL FAM 100% - 2017 Heated Area: 1829 HX Base Yr 2017

Diagram showing building footprint with areas labeled FOP 2019, BAS 2004, FGR 2004, and FOP 2019.

NASSAU COUNTY PROPERTY

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VALUATION BY		STANDARD	
Tax Group: 4		Tax Dist:	
BUILDING MARKET VALUE		246,483	
TOTAL MARKET OB/XF VALUE		3,096	
TOTAL LAND VALUE - MARKET		90,000	
TOTAL MARKET VALUE		339,579	
SOH/AGL Deduction		136,076	
ASSESSED VALUE		203,503	
TOTAL EXEMPTION VALUE		HX HB	51,411
BASE TAXABLE VALUE		152,092	
TOTAL JUST VALUE		339,579	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		355,158	

PERMIT NUM DESCRIPTION AMT ISSUED

B0412598 NEW CONSTR 147,926 04/01/2004

R046006 REPAIR/RRF 1,500 04/01/2004

SALES DATA

OFF RECORD Number DATE TYPE INST Q U V I RSN CD SALE PRICE

2678/499 11/08/2023 QC U I 11 100

GRANTOR: BURNS JONATHAN KEITH

GRANTEE: BURNS JONATHAN KEIT

2012/1407 10/28/2015 WD Q I 01 194,000

GRANTOR: GREGORY JASON & JAMES

GRANTEE: BURNS JONATHAN KEIT

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=2004] W14 FOP=[YR=2019] N14 W16 S14 E16\$ W41 S19
FGR=[YR=2004] S22 E19 N22 W19\$ E19 S22 E10 FOP=[YR=2004] E4
N2 W4 S2\$ N2 E4 S2 E22 N41\$.

LAND DESCRIPTION

L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	D T	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	0003	RSF-1	0.00	0.00	1.00	LT		1.00	1.00	1.00	90,000.00	90,000.00	90,000							

TOTAL OB/XF

3,096

REVIEW DATE

01/01/2023

BY

CD

Total Acres: 0.00

Total Land Value: 90,000

Market: 0

Agricultural: 0

Common: 90,000

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