

PT OF GOVT LOT 2
IN OR 2493/1626 PAR 1
ESMT IN OR 2657-1380

D'ANGELO MARK S JR & ELIZABETH BLAKE
55162 JEWEL THOMAS ROAD
CALLAHAN, FL 32011

2026

15-2N-25-0000-0001-0190



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	11	CLAY TILE 80
Interior Floo	14	CARPET 20
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		4 100
Bathrooms		2.5 100
Frame	02	WOOD FRAME 100
Stories	0	0 100
Units	0	0 100
Occupancy	00	NONE 100

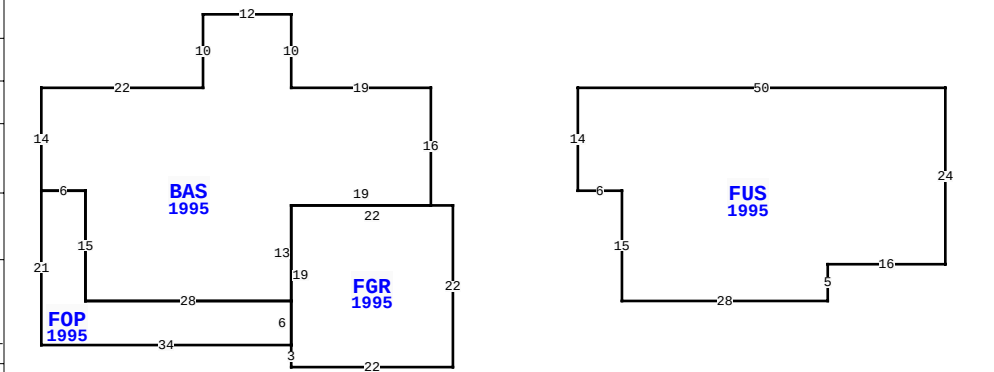
Quality	02	Quality Level 02
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA
		08
NEIGHBORHOOD/LOC	8026.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,320	100	1995	1,320	208,177
FGR	484	55	1995	266	41,950
FOP	294	30	1995	88	13,878
FUS	1,280	100	1995	1,280	201,868
TOTALS	3,378			2,954	465,873

EXTRA FEATURES									
L N	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R
1	0500	FP-PRE FAB	0	100	0	0	2.00	UT	3,500.00
3	0680	POLE SHED	0	100	40	24	960.00	SF	10.00

LAND DESCRIPTION									
L N	USE CODE	CLS	LAND USE DESCRIPTION	CAP	R D	LOC ZONE	FRONT	DEPTH	TOT LND UTS
1	000100	C	RES	100	0005	OR	0.00	0.00	1.00

MARKET ADJUSTMENTS													
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND		
0500	01	2,954	102.1592	169.58	500,939	1995	2010	0	0	0	7.00	93.00	
1 SFR CUST				100% - 2022	Heated Area: 2600				HX Base Yr 2022				



BLD DATE		LGL DATE	
XF DATE		LAND DATE	05/07/2026
INC DATE		AG DATE	MLU
55162 JEWEL THOMAS RD, CALLAHAN			

TOTAL OB/XF													
7,676													

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7,676													

NASSAU COUNTY PROPERTY			
VALUATION SUMMARY		PAGE 1 of 1	
VALUATION BY		STANDARD	
Tax Group: 6		Tax Dist:	
BUILDING MARKET VALUE		465,873	
TOTAL MARKET OB/XF VALUE		7,676	
TOTAL LAND VALUE - MARKET		50,000	
TOTAL MARKET VALUE		523,549	
SOH/AGL Deduction		153,551	
ASSESSED VALUE		369,998	
TOTAL EXEMPTION VALUE		51,411	
BASE TAXABLE VALUE		318,587	
TOTAL JUST VALUE		523,549	
NCON VALUE		0	
INCOME VALUE			
PREVIOUS YEAR MKT VALUE		501,936	

PERMIT NUM	DESCRIPTION	AMT	ISSUED
20001799	REPAIR/RRF	9,000	02/27/2020
B952082	NEW CONSTR	100,000	07/01/1995

SALES DATA							
OFF RECORD Number	DATE	TYPE INST	Q U	V I	RSN CD	SALE PRICE	
2493/1626	8/20/2021	QC	U	I	11	100	
GRANTOR: D'ANGELO MARK S JR &							
GRANTEE: D'ANGELO MARK S JR							
2349/0670	3/12/2020	WD	Q	I	05	314,700	
GRANTOR: THOMAS LONNIE H JR &							
GRANTEE: D'ANGELO MARK S JR							

BUILDING NOTES													
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BUILDING DIMENSIONS													
BAS=[YR=1995] W19 N10 W12 S10 W22 S14 FOP=[YR=1995] S21 E34 FGR=[YR=1995] S3 E22 N22 W22 S19\$ N6 W28 N15 W6 \$ E6 S15 E28 N13 E19 N16\$ PTR= E20 FUS=[YR=1995] E50 S24 W16 S5 W28 N15 W6 N14\$W20\$.													