COMM NE COR OF SW1/4, S 1995.04
W 72.61 FT TO W R/W OF SW KOONVI
AVE FOR POB, S ALONG R/W 161.04

DAMIANI VINCE/DAMIANI KATHY
798 SW KOONVILLE AVE
LAKE CITY, FL 32024

2027

26-3S-15-00267-002

BUILDING CHARACTERISTICS

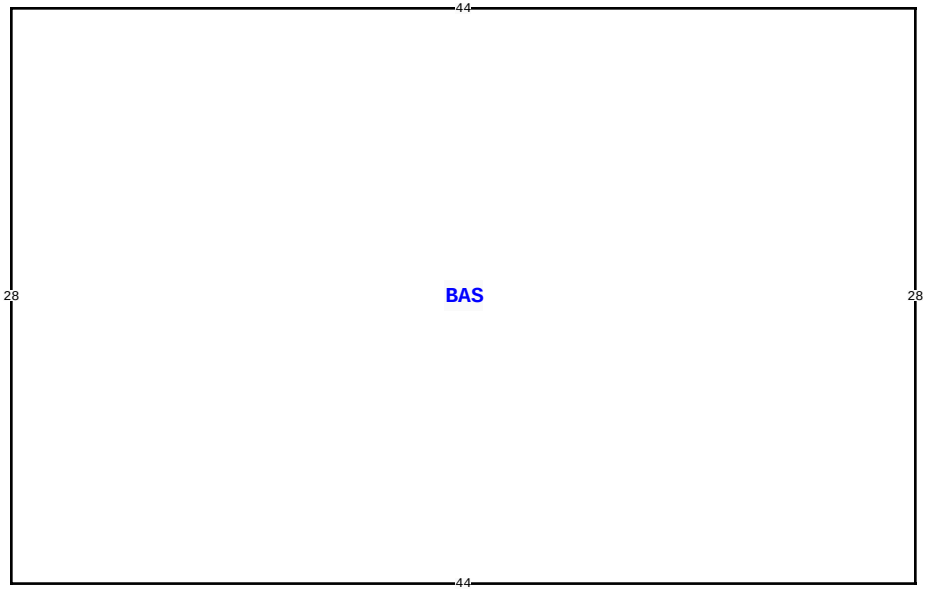
ELEMENT	CD	CONSTRUCTION
Exterior Wall	31	VINYL SID 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	03	COMP SHNGL 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	08	SHT VINYL 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		2 100
Stories	1.	1. 100
Architectual	01	CONV 100
Units		0 100
Quality	05	05
DOR CODE	0200	MOBILE HOME
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	26315.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,232	100		1,232	63,988
TOTALS	1,232			1,232	63,988

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0800	02	1,232	113.9000	68.34	84,195	2014	2014	0	0	0	24.00	76.00

1 MOBILE HME 100% - 2016 Heated Area: 1232 HX Base Yr 2016



798 SW KOONVILLE AVE, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/16/2026 MLU
INC DATE		AG DATE	

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	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	0.00	100	2015	2015	3	100	500	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	7,000.00	100	2023	2022		100	7,000	

COLUMBIA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		63,988
TOTAL MARKET OB/XF VALUE		7,500
TOTAL LAND VALUE - MARKET		25,000
TOTAL MARKET VALUE		96,488
SOH/AGL Deduction		28,404
ASSESSED VALUE		68,084
TOTAL EXEMPTION VALUE	HX HB SX	68,084
BASE TAXABLE VALUE		0
TOTAL JUST VALUE		96,488
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		96,488

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1298/1483	7/28/2015	WD	U	V	11	100

GRANTOR: STEVEN L & KATHLEEN D

GRANTEE: VINCE & KATHY DAMIA

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W44 S28 E44 N28$.

LAND DESCRIPTION

TOTAL OB/XF 7,500

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	0200	C	MBL HM	100			0.00	0.00	1.25	AC		1.00	1.00	1.00	20,000.00	20,000.00	25,000							

REVIEW DATE 02/23/2023 BY KS Total Acres: 1.25 Total Land Value: 25,000 Market: 0 Agricultural: 0 Common: 25,000 PRINTED 11/16/2026 BY SYS