

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

**2026**

26-3S-15-00267-002  


BUILDING CHARACTERISTICS		CONSTRUCTION	
ELEMENT	CD		
Exterior Wall	31	VINYL SID	100
Roof Structur	03	GABLE/HIP	100
Roof Cover	03	COMP SHNGL	100
Interior Wall	05	DRYWALL	100
Interior Floor	14	CARPET	90
Interior Floor	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 Units	01	CONV	100
		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
BAS	1,232	100	
TOTALS	1,232		67,190

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
1	MOBILE HME	100%	- 2016								
				Heated Area: 1232			HX Base Yr	2016			

BAS

COLUMBIA COUNTY PROPERTY		PAGE 1 of 1	3
VALUATION SUMMARY			
VALUATION BY			STANDARD
Tax Group: 3	Tax Dist:		
BUILDING MARKET VALUE			67,190
TOTAL MARKET OB/XF VALUE			7,500
TOTAL LAND VALUE - MARKET			25,000
TOTAL MARKET VALUE			99,690
SOH/AGL Deduction			33,589
ASSESSED VALUE			66,101
TOTAL EXEMPTION VALUE	HX HB SX		66,101
BASE TAXABLE VALUE			0
TOTAL JUST VALUE			99,690
NCON VALUE			0
INCOME VALUE			
PREVIOUS YEAR MKT VALUE			96,514

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\$.	

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
1	0296	SHED METAL	0	100	0	0	1.00	UT	0.00	100	2015	2015	3	100	500	
2	9945	Well/Sept	0	100	0	0	1.00	UT	7,000.00	100	2023	2022		100	7,000	

LAND DESCRIPTION												TOTAL OB/XF												
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
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							