

LOT 11 GABLES.

WD 1134-763, CT 1248-672, WD 128

BORELLA RON
248 NW GABLES GLN
LAKE CITY, FL 32055-7556

2026

06-3S-16-02017-111



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 Units	01	CONV 100 0 100
Quality	05	05
DOR CODE	0201MODULAR HOME	
MAP NUM		MKT AREA 01
NEIGHBORHOOD/LOC	6316.00 1.00/	
AREA TYPE	TOTAL GROSS AREA	PCT OF BASE
BAS	2,344	100
FOP	48	35
FSP	448	40
UOP	112	25
TOTALS	2,952	

MARKET ADJUSTMENTS											
TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT	NORM	% COND
0210	02	2,568	113.9000	104.79	269,101	2016	2016	0	0	0 18.00	82.00
1 MODULAR 1 100% - 2017 Heated Area: 2344 HX Base Yr 2017											
TOTALS	2,952			2,568	220,663						

TOTALS		2,952				2,568		220,663		248 NW GABLES GLN, LAKE CITY					XF DATE				LAND DATE		04/07/2025		MLU	
															INC DATE				AG DATE					
L	OB/XF	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	0166	CONC, PAVMT		0	100	12	354	4,248.00		UT	1.50		1.50		100	2016	2016	3	100	6,372				
2	0190	FPLC PF		0	100	0	0	1.00		UT	1,200.00		1,200.00		100	2016	2016	3	100	1,200				
3	9945	Well/Sept		0	100	0	0	1.00		UT	7,000.00		7,000.00		100			3	100	7,000				
4	0210	GARAGE U		0	100	30	46	1,380.00		UT	16.00		16.00		85	2017	2017	3	85	18,768				