COMM INTERS S LINE OF SEC &
W R/W SR-47, RUN W 277.34 FT
FOR POB, CONT W 200.06 FT, N

ROBERSON HELEN M HICKOX
252 SW PILOTS WAY
LAKE CITY, FL 32024-3836

2026

18-4S-17-08477-004

COLUMBIA COUNTY PROPERTY

BUILDING CHARACTERISTICS

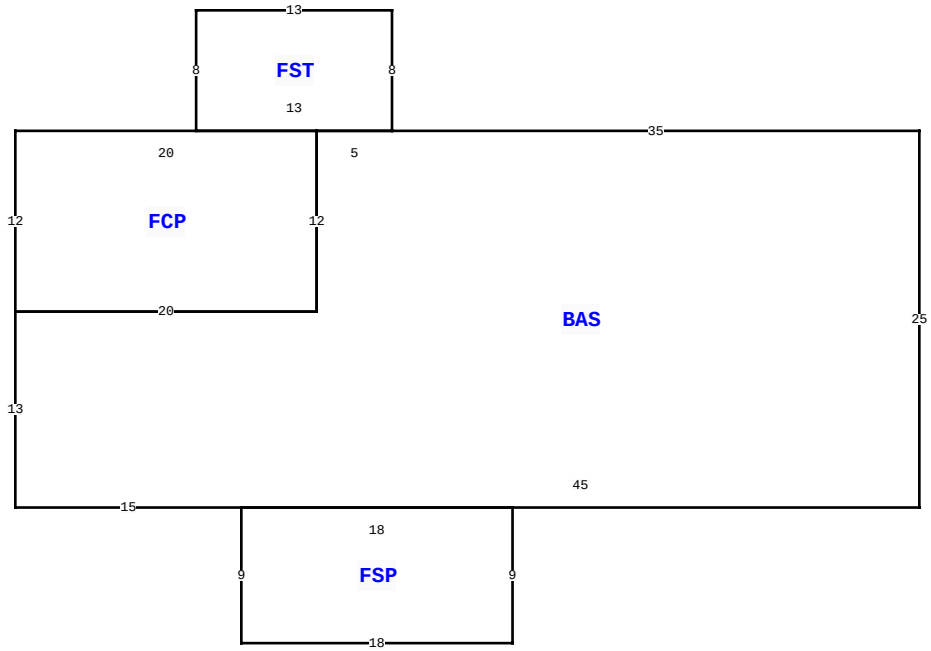
ELEMENT	CD	CONSTRUCTION
Exterior Wall	19	COMMON BRK 100
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	06	VINYL ASB 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		3 100
Bathrooms		1.5 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC	18417.00	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,260	100		1,260	115,307
FCP	240	25		60	5,491
FSP	162	40		65	5,948
FST	104	55		57	5,216
TOTALS	1,766			1,442	131,962

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,442	123.5000	140.79	203,019	1978	1985	0	0	0	35.00	65.00

1 SINGLE FAM 0% - 0 Heated Area: 1260 HX Base Yr



188 SW ALICE GLN, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	131,962
TOTAL MARKET OB/XF VALUE	2,500
TOTAL LAND VALUE - MARKET	15,640
TOTAL MARKET VALUE	150,102
SOH/AGL Deduction	0
ASSESSED VALUE	150,102
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	150,102
TOTAL JUST VALUE	150,102
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	147,787

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q U /	V I /	RSN CD	SALE PRICE
1426/2045	12/16/2020	LE	U	I	14	100
GRANTOR: HICKOX HELEN M AKA HE						
GRANTEE: BEAUCHAMP CYNTHIA M						
0864/0375	7/28/1998	WD	Q	I	01	0
GRANTOR: HICKCOX						
GRANTEE: HICKCOX-ROBERSON						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W35 FST= N8 W13 S8 E13$W5 FCP= W20 S12 E20 N12 $ S12 W20 S13 E15 FSP= S9 E18 N9 W18$ E45 N25$.

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	0190	FPLC PF	0	0	0	0	1.00	UT	1,200.00	1,200.00	100	0	0	3	100	1,200	
2	0294	SHED WOOD/	0	0	16	18	1.00	UT	0.00	0.00	100	0	0	3	100	500	
3	0166	CONC,PAVMT	0	0	0	0	1.00	UT	0.00	0.00	100	0	0	3	100	200	
4	0120	CLFENCE 4	0	0	0	0	1.00	UT	0.00	0.00	100	1993	1993	3	100	600	

LAND DESCRIPTION

TOTAL OB/XF 2,500

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	0100	C	SFR	0		A-1	0.00	0.00	1.36	AC		1.00	1.00	1.00	11,500.00	11,500.00	15,640							

REVIEW DATE 05/10/2017 BY BC Total Acres: 1.36 Total Land Value: 15,640 Market: 0 Agricultural: 0 Common: 15,640 PRINTED 05/12/2026 BY SYS