26 5S 3W P-2-5-M-28
LOT 5 IN NE 1/4 OF SEC 26
OR 53 P 384 AND ALSO LOT6 IN

DAVIS BONNY LYNN ET AL/DAVIS SHELLY DELEON ETAL
18 E M DAVIS RD
SOPCHOPPY, FL 32358

2024

26-5S-03W-000-01178-005

BUILDING CHARACTERISTICS

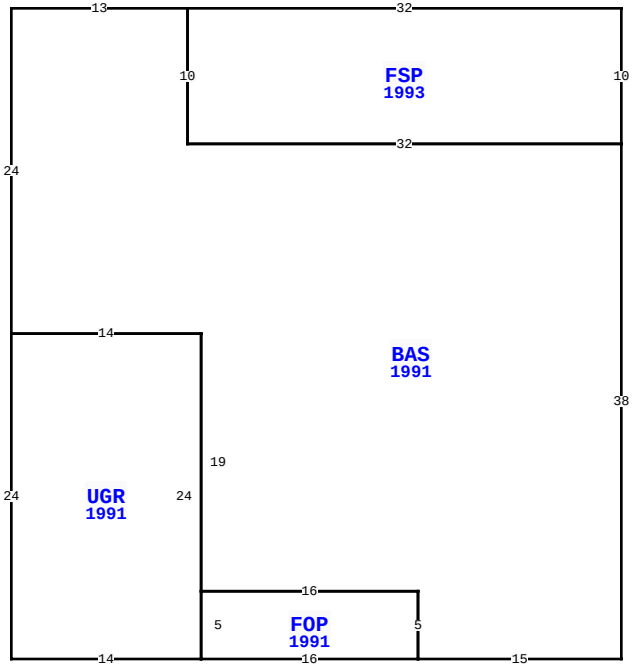
ELEMENT	CD	CONSTRUCTION
Foundation	03	CONCR STEM 100
Frame	02	WOOD FRAME 100
Exterior Wall	19	COMMON BRK 70
Exterior Wall	12	CEDAR/CYPR 30
Roof Structur	03	GABLE/HIP 100
Roof Cover	13	GALVALUM 100
Interior Wall	06	CUST PANEL 100
Interior Floo	14	CARPET 80
Interior Floo	11	CLAY TILE 20
Heating Type	01	NONE 100
Air Condition	01	NONE 100
Bedrooms		3 100
Bathrooms		2 100
Story Height		0 100
Stories	1.	1. 100
Units		0 100
Quality	03	AVERAGE
DOR CODE	0100	SINGLE FAMILY
MAP NUM	5	MKT AREA 02
NEIGHBORHOOD/LOC	000	1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,424	100	1991	1,424	107,716
FOP	80	30	1991	24	1,816
FSP	320	55	1993	176	13,313
UGR	336	40	1991	134	10,136
TOTALS	2,160			1,758	132,981

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	1,758	117.1000	111.24	195,560	1991	1991	0	0	0	32.00	68.00

1 SINGLE FAM 100% - 2017 Heated Area: 1424 HX Base Yr 2017



18 E M DAVIS DR, SOPCHOPPY

BLD DATE	07/26/2019 MMJT	LGL DATE	07/26/2019 MMJT
XF DATE	07/26/2019 MMJT	LAND DATE	
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	0620	WOOD UTL B	0	100	12	15	180.00	SF	6.00	6.00	100	1988	1988	3	20	216	
2	0140	FIRE PLACE	0	100	0	0	1.00	UT	1,900.00	1,900.00	100	1991	1991	3	48	912	
3	0940	OPEN SHED	0	100	16	10	160.00	SF	4.00	4.00	100	1998	1998	3	20	128	
4	0620	WOOD UTL B	0	100	12	11	132.00	SF	6.00	6.00	100	2004	2004	3	23	182	
5	0960	SCREEN ROO	0	100	12	10	120.00	SF	21.00	21.00	100	2006	2006	3	66	1,663	
6	0210	CONCRETE D	0	100	21	20	420.00	SF	6.00	6.00	100	2007	2007	3	30	756	
7	0055	PORTABLE C	0	100	21	20	420.00	SF	3.00	3.00	100	2007	2007	3	30	378	
8	0211	CONCRETE W	0	100	0	0	72.00	SF	6.00	6.00	100	1991	1991	3	20	86	
9	0625	PORT WD UT	0	100	16	10	160.00	SF	6.00	6.00	100	2015	2015	3	67	643	

WAKULLA COUNTY PROPERTY

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VALUATION SUMMARY

VALUATION BY		STANDARD
Tax Group: 3	Tax Dist:	
BUILDING MARKET VALUE		132,981
TOTAL MARKET OB/XF VALUE		4,964
TOTAL LAND VALUE - MARKET		70,000
TOTAL MARKET VALUE		207,945
SOH/AGL Deduction		14,652
ASSESSED VALUE		193,293
TOTAL EXEMPTION VALUE	HX HB	50,000
BASE TAXABLE VALUE		143,293
TOTAL JUST VALUE		207,945
NCON VALUE		0
INCOME VALUE		
PREVIOUS YEAR MKT VALUE		210,183

UPDATE MAIL ADDR PER OWNER COA FORM

5 YR PRCL CK, N/C

5 YR PRCL CH, CHG RCVR, PU XFOB LN 8-9

SOH PORTED FROM 09001-000 FOR DAVIS FOR 2017

PERMIT NUM	DESCRIPTION	AMT	ISSUED

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0992/0143	2/18/2016	QC	U	I	30	100
GRANTOR: DAVIS ELLEN ARLENE						
GRANTEE: DAVIS BONNIE LYNN						
0992/0141	11/13/2015	QC	U	I	30	100
GRANTOR: DAVIS BONNIE LYNN						
GRANTEE: DAVIS ELLEN ARLENE						

BUILDING NOTES

BUILDING DIMENSIONS

FSP=[YR=1993] W32 S10 E32 BAS=[YR=1991] W32 N10 W13 S24 E14 S19 E16 S5 FOP=[YR=1991] N5 W16 S5 UGR=[YR=1991] N24 W14 S24 E14$ E16$ E15 N38$ N10 $.

LAND DESCRIPTION

TOTAL OB/XF 4,964

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	000132	C	SFR RIVER	100			0.00	0.00	2.00	LT		1.00	1.00	1.00	35,000.00	35,000.00	70,000							

REVIEW DATE 07/26/2019 BY MMJT Total Acres: 0.00 Total Land Value: 70,000 Market: 0 Agricultural: 0 Common: 70,000 PRINTED 06/10/2026 BY SYS