



## Leon County Property Appraiser - Parcel Details

Printed on: 09/18/2025

The Tax Roll is compiled by Legal Descriptions recorded in the Public Records of Leon County. Location addresses are not used in the preparation of the Tax Roll. They should not be used for title searches or preparation of legal documents.

### Parcel Summary

Parcel Number 110250 CM0050	Location 3116 OBRIEN DR
Owner(s) SHEEHAN MICHAEL & MARY REVOCABLE LIVING SHEEHAN MICHAEL TRUSTEE <small>Additional Owners Not Listed</small>	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 3116 OBRIEN DR TALLAHASSEE FL 32309-2753	Legal KILLEARN ESTATES UNIT 40 LOT 5 BLOCK CM OR 1912/413 1933/1550
Subdivision KILLEARN ESTATES UNIT NO 40	Tax District 1 - CITY
Acreage 0.5700	Parent Parcel 1434204100000

### Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
3/19/2025	\$100	6045/1537	Warranty Deed	Improved
7/3/2024	\$665,000	5968/274	Warranty Deed	Improved
7/16/2021	\$100	5617/934	Quit Claim	Improved

### Homestead Information

Tax Year	Status	Details
2025	Yes	If no change in ownership occurred before Jan 1, 2025
2024	Yes	

### Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2024	\$80,000	\$524,620	\$604,620	\$199,186	\$0
2023	\$75,000	\$510,801	\$585,801	\$192,176	\$0
2022	\$65,000	\$464,784	\$529,784	\$147,624	\$0

### 2024 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$604,620	\$405,434	\$90,043	\$315,391
Leon County - Emergency Medical Service	0.75000	\$604,620	\$405,434	\$90,043	\$315,391
Children Services Council	0.34770	\$604,620	\$405,434	\$90,043	\$315,391
School - State Law	3.13600	\$604,620	\$405,434	\$67,543	\$337,891
School - Local Board	2.24800	\$604,620	\$405,434	\$67,543	\$337,891
City of Tallahassee	4.42000	\$604,620	\$405,434	\$90,043	\$315,391
NW FL Water Management	0.02180	\$604,620	\$405,434	\$90,043	\$315,391

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1999	3,911	834

## Characteristics

Tax Year	2024
Stories	1
Exterior Wall	Common Brick Const
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Pool	No

## Measurements

Area	Description	SqFt
A0	Main Building	2841
A1	Enclosed Porch Finished	190
A2	Open Porch Finish	72
A3	Garage Finished	532
A4	Base Area	240

## Sketch

