



Leon County Property Appraiser - Parcel Details

Printed on: 04/04/2026

Disclaimer: The parcel description is a reference to descriptions recorded in the official records of the Leon County Clerk of Court. Neither parcel descriptions nor location addresses should be used in the preparation of deeds or other property conveyances.

Parcel Summary

Parcel Number 110250 CU0171	Location 2318 RYAN PL
Owner(s) WINDYWOOD ENTERPRISES LLC	Property Use 0107 - TOWNHOUSE
Mailing Address 6267 OLD WATER OAK RD STE 103 TALLAHASSEE FL 32312	Parcel Description KILLEARN ESTATES UNIT 23 LOT 17 (2) BLOCK CU EAST UNIT OR 1346/1851 1582/1671
Subdivision KILLEARN ESTATES UNIT NO 23	Tax District 1 - CITY
Acreage 0.1100	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
3/14/2025	\$205,000	6039/1945	Warranty Deed	Improved
5/18/2024	\$0	5959/176	Probate	Improved
1/1/1988	\$58,700	1346/1851	Warranty Deed	Improved

Homestead Information

Tax Year	Status	Details
2026	No	
2025	No	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$40,000	\$143,165	\$183,165	\$0	\$0
2024	\$40,000	\$130,236	\$170,236	\$84,566	\$0
2023	\$40,000	\$120,660	\$160,660	\$77,485	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$183,165	\$183,165	\$0	\$183,165
Leon County - Emergency Medical Service	0.75000	\$183,165	\$183,165	\$0	\$183,165
Children Services Council	0.34770	\$183,165	\$183,165	\$0	\$183,165
School - State Law	3.11800	\$183,165	\$183,165	\$0	\$183,165
School - Local Board	2.24800	\$183,165	\$183,165	\$0	\$183,165
City of Tallahassee	4.40720	\$183,165	\$183,165	\$0	\$183,165
NW FL Water Management	0.02070	\$183,165	\$183,165	\$0	\$183,165

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Townhome	1983	1,212	264

Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Pool	No

Measurements

Area	Description	SqFt
A0	Main Building	1036
A1	Open Porch Finish	24
A2	Garage Finished	240
A3	Enclosed Porch Finished	176

Sketch

