

**Leon County Property Appraiser - Parcel Details**

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 111025 B0270	Location 2728 WHITNEY DR N
Owner(s) CORDIAL CHARLEY E CORDIAL AARON C	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 2728 WHITNEY DR N TALLAHASSEE FL 32309-3613	Parcel Description ARBOR HILLS UNIT 2 LOT 27 BLOCK B OR 1659/926 2175/86
Subdivision ARBOR HILL UNIT NO 2	Tax District 1 - CITY
Acreage 0.2800	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
3/31/2025	\$305,000	6043/2373	Warranty Deed	Improved
3/7/2016	\$164,000	4902/1558	Warranty Deed	Improved
11/6/2009	\$161,000	4054/1507	Warranty Deed	Improved

Homestead Information

Tax Year	Status	Details
2026	Yes	If no change in ownership occurs before Jan 1, 2026
2025	Yes	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$55,000	\$195,169	\$250,169	\$79,620	\$0
2024	\$55,000	\$185,922	\$240,922	\$75,180	\$0
2023	\$50,000	\$181,211	\$231,211	\$70,296	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$250,169	\$170,549	\$50,722	\$119,827
Leon County - Emergency Medical Service	0.75000	\$250,169	\$170,549	\$50,722	\$119,827
Children Services Council	0.34770	\$250,169	\$170,549	\$50,722	\$119,827
School - State Law	3.11800	\$250,169	\$170,549	\$25,000	\$145,549
School - Local Board	2.24800	\$250,169	\$170,549	\$25,000	\$145,549
City of Tallahassee	4.40720	\$250,169	\$170,549	\$50,722	\$119,827
NW FL Water Management	0.02070	\$250,169	\$170,549	\$50,722	\$119,827

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1978	1,485	466

Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Common Brick Const
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	3/2/0
Pool	No

Measurements

Area	Description	SqFt
A0	Main Building	1269
A1	Enclosed Porch Finished	216
A2	Open Porch Finish	88
A3	Garage Finished	378

Sketch

