



# Leon County Property Appraiser - Parcel Details

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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 1116270000170	Location 2643 FAIRMOUNT LN
Owner(s) GHEIBI MOHSEN RICH NATALIE R	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 2643 FAIRMOUNT LN TALLAHASSEE FL 32308	Parcel Description WOODBERRY SUBDIVISION PHASE I 16 1N 1E LOT 17 OR 2688/847
Subdivision WOODBERRY SUBDIVISION PHASE I	Tax District 1 - CITY
Acreage 0.0900	Parent Parcel

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
3/31/2023	\$299,100	5830/1481	Warranty Deed	Improved
2/16/2023	\$100	5820/827	Quit Claim	Improved
11/15/2021	\$0	5666/1834	Final Judgement	Improved

## Homestead Information

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

## Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$40,000	\$213,159	\$253,159	\$584	\$0
2024	\$40,000	\$205,457	\$245,457	\$0	\$0
2023	\$35,000	\$199,905	\$234,905	\$0	\$0

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$253,159	\$252,575	\$50,722	\$201,853
Leon County - Emergency Medical Service	0.75000	\$253,159	\$252,575	\$50,722	\$201,853
Children Services Council	0.34770	\$253,159	\$252,575	\$50,722	\$201,853
School - State Law	3.11800	\$253,159	\$252,575	\$25,000	\$227,575
School - Local Board	2.24800	\$253,159	\$252,575	\$25,000	\$227,575
City of Tallahassee	4.40720	\$253,159	\$252,575	\$50,722	\$201,853
NW FL Water Management	0.02070	\$253,159	\$252,575	\$50,722	\$201,853

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2003	1,504	261

### Characteristics

Tax Year	2025
Stories	2
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	3/2/0
Pool	No

### Measurements

Area	Description	SqFt
A0	Main Building	994
A1	Garage Finished	240
A2	Open Porch Finish	21
A3	Upper Story Finished	510

## Sketch

