



## Leon County Property Appraiser - Parcel Details

Printed on: 08/02/2025

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 112251 F1940	Location 3539 FOREST OAK LN <span>Additional Locations Not Listed</span>
Owner(s) CAPGROW HOLDINGS JV SUB XI LLC	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 320 W OHIO ST STE 650N CHICAGO IL 60654	Legal CLIFFORD HILL PLACE 22 1N 1E 3 A IN LOT F OR 1120/1986
Subdivision CLIFFORD HILL PLACE	Tax District 2 - COUNTY
Acreage 3.0000	Parent Parcel

### Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
4/1/2025	\$400,000	6043/2253	Warranty Deed	Improved
4/12/2018	\$0	5182/125	Final Judgement	Improved
11/7/1995	\$0	2188/613	Articles Of Agreement	Improved

### Homestead Information

Tax Year	Status	Details
2025	No	
2024	No	

### Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2024	\$120,000	\$391,544	\$511,544	\$0	\$0
2023	\$105,000	\$376,616	\$481,616	\$0	\$0
2022	\$90,000	\$342,226	\$432,226	\$0	\$0

### 2024 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$511,544	\$473,144	\$473,144	\$0
Leon County - Emergency Medical Service	0.75000	\$511,544	\$473,144	\$473,144	\$0
Children Services Council	0.34770	\$511,544	\$473,144	\$473,144	\$0
School - State Law	3.13600	\$511,544	\$511,544	\$511,544	\$0
School - Local Board	2.24800	\$511,544	\$511,544	\$511,544	\$0
NW FL Water Management	0.02180	\$511,544	\$473,144	\$473,144	\$0

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1988	2,162	169

Characteristics

Tax Year	2024
Stories	1
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	4/3/0
Pool	No

Measurements

Area	Description	SqFt
A0	Main Building	2162
A1	Open Porch Finish	9
A2	Open Porch Finish	160

Sketch

