



# 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 1133170020210	Location 533 COLLINSFORD RD
Owner(s) MENEDEZ ALFREDO R	Property Use 0107 - TOWNHOUSE
Mailing Address 533 COLLINSFORD RD TALLAHASSEE FL 32301-8569	Parcel Description VICTORY TERRACE (TRACE) II 33 1N 1E UNIT 21 OR 1856/2341 1947/1975 2114/2377 2503/201 203
Subdivision VICTORY TERRACE (TRACE) PHASE II UNREC	Tax District 1 - CITY
Acreage 0.0900	Parent Parcel 1133206040000

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
7/31/2024	\$220,000	5975/1290	Warranty Deed	Improved
11/8/2021	\$100	5665/622	Warranty Deed	Improved
8/20/2019	\$100	5350/1769	Quit Claim	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	\$25,000	\$173,873	\$198,873	\$0	\$0
2024	\$25,000	\$158,136	\$183,136	\$0	\$0
2023	\$20,000	\$133,005	\$153,005	\$0	\$0

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$198,873	\$198,873	\$50,722	\$148,151
Leon County - Emergency Medical Service	0.75000	\$198,873	\$198,873	\$50,722	\$148,151
Children Services Council	0.34770	\$198,873	\$198,873	\$50,722	\$148,151
School - State Law	3.11800	\$198,873	\$198,873	\$25,000	\$173,873
School - Local Board	2.24800	\$198,873	\$198,873	\$25,000	\$173,873
City of Tallahassee	4.40720	\$198,873	\$198,873	\$50,722	\$148,151
NW FL Water Management	0.02070	\$198,873	\$198,873	\$50,722	\$148,151

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Townhome	1995	1,422	782

### Characteristics

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

### Measurements

Area	Description	SqFt
A0	Main Building	710
A1	Open Porch Finish	98
A2	Upper Story Finished	712
A3	Garage Finished	684

## Sketch

