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# 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**<br>121010 E0130 | **Location**<br>3552 HOMESTEAD RD |
| **Owner(s)**<br>HIGGINS NICHOLAS LEE<br>RODRIGUEZ DAPHNE MARIA | **Property Use**<br>0100 - SINGLE FAMILY RESIDENTIAL |
| **Mailing Address**<br>3552 HOMESTEAD RD<br>TALLAHASSEE FL 32309-9720 | **Parcel Description**<br>SECTION 10 T1N R2E<br>HOMESTEAD RIDGE UNRECORDED<br>UNITY OF TITLE OR 1704/1102<br>LOTS 11 12 13 & PART OF 43 BLOCK E<br>OR 6073/511 |
| **Subdivision**<br>HOMESTEAD RIDGE UNRECORDED | **Tax District**<br>2 - COUNTY |
| **Acreage**<br>1.4600 | **Parent Parcel** |

## Sales Information

| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant |
|---|---|---|---|---|
| 7/1/2025 | $449,000 | 6073/511 | Warranty Deed | Improved |
| 2/22/2002 | $166,000 | 2628/2160 | Warranty Deed | Improved |
| | | | | |

## Homestead Information

| Tax Year | Status | Details |
|---|---|---|
| 2027 | Yes | If no change in ownership occurs before Jan 1, 2027 |
| 2026 | Yes | |

## Certified Value History

| Tax Year | Land | Building | Total Market | Homestead Savings | Classified Use |
|---|---|---|---|---|---|
| 2026 | $50,000 | $321,841 | $371,841 | $0 | $0 |
| 2025 | $50,000 | $311,843 | $361,843 | $150,342 | $0 |
| 2024 | $50,000 | $297,690 | $347,690 | $142,150 | $0 |

## 2026 Certified Taxable Value

| Taxing Authority | Millage Rate | Market | Assessed | Exempt | Taxable |
|---|---|---|---|---|---|
| Leon County | 8.31440 | $371,841 | $371,841 | $51,411 | $320,430 |
| Leon County - Emergency Medical Service | 0.75000 | $371,841 | $371,841 | $51,411 | $320,430 |
| Children Services Council | 0.33530 | $371,841 | $371,841 | $51,411 | $320,430 |
| School - State Law | 3.09500 | $371,841 | $371,841 | $25,000 | $346,841 |
| School - Local Board | 2.24800 | $371,841 | $371,841 | $25,000 | $346,841 |
| NW FL Water Management | 0.02010 | $371,841 | $371,841 | $51,411 | $320,430 |
| | | | | | |
| | | | | | |

## Building

| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|---|---|---|---|---|
| Residential | Single Family | 1969 | 2,781 | 707 |

## Characteristics

| | |
|---|---|
| Tax Year | 2026 |
| Stories | 2 |
| Exterior Wall | Siding Below Avg |
| Roof Frame | Wood Framed/Truss |
| Roof Cover | Composition Shingle |
| | |
| Pool | Yes |

## Measurements

| Area | Description | SqFt |
|---|---|---|
| A0 | Main Building | 1440 |
| A1 | Enclosed Porch Finished | 168 |
| A2 | Utility Unfinished | 56 |
| A3 | Carport Finished | 420 |
| A4 | Utility Unfinished | 189 |

## Sketch

