



# 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 1226206200000	Location 1427 BENJAMIN CHAIRES RD
Owner(s) HAY YAW FARM LLC	Property Use 5003 - IMPROVED GRAZING LAND
Mailing Address 6001 MARTHAS LN SAINT CLOUD FL 34771	Parcel Description SECTION 26 T1N R2E OR 6026/1103
Subdivision UNPLATTED LAND	Tax District 2 - COUNTY
Acreage 14.1140	Parent Parcel 1226206210000

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
1/31/2025	\$780,000	6026/1103	Warranty Deed	Improved
1/30/2025	\$100	6026/1101	Quit Claim	Improved
3/18/2024	\$0	5935/359	Final Judgement	Improved

## Homestead Information

Tax Year	Status	Details
2026	No	
2025	Yes	

## Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$112,912	\$258,136	\$371,048	\$56,856	\$213,214
2024	\$112,912	\$250,923	\$363,835	\$55,541	\$207,972
2023	\$112,912	\$243,094	\$356,006	\$53,636	\$201,392

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$371,048	\$213,214	\$50,722	\$162,492
Leon County - Emergency Medical Service	0.75000	\$371,048	\$213,214	\$50,722	\$162,492
Children Services Council	0.34770	\$371,048	\$213,214	\$50,722	\$162,492
School - State Law	3.11800	\$371,048	\$213,214	\$25,000	\$188,214
School - Local Board	2.24800	\$371,048	\$213,214	\$25,000	\$188,214
NW FL Water Management	0.02070	\$371,048	\$213,214	\$50,722	\$162,492

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1965	2,012	212

### Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Concrete Blk/Wd
Roof Frame	Wood Framed/Truss
Roof Cover	Standing Seam/Pf Metal
Pool	No

### Measurements

Area	Description	SqFt
A0	Main Building	2012
A1	Screen Porch Fin	112
A2	Screen Porch Fin	49
A3	Open Porch Finish	51

## Sketch

