



## Leon County Property Appraiser - Parcel Details

Printed on: 09/21/2025

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 123026 F0050	Location 164 GOOSE CREEK TRL
Owner(s) RYAN CAROLINE	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 164 GOOSE CREEK TRL TALLAHASSEE FL 32317	Legal GOOSE CREEK PHASE II 30 1N 2E LOT 5 BLOCK F
Subdivision GOOSE CREEK PHASE II	Tax District 1 - CITY
Acreage 0.1900	Parent Parcel

### Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
1/30/2024	\$397,500	5921/1865	Warranty Deed	Improved
9/24/2023	\$0	5894/1811	Death Certificate	Improved
3/30/2016	\$0	5894/1812	Death Certificate	Improved

### Homestead Information

Tax Year	Status	Details
2025	Yes	If no change in ownership occurred before Jan 1, 2025
2024	No	

### Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2024	\$60,000	\$295,001	\$355,001	\$0	\$0
2023	\$55,000	\$285,370	\$340,370	\$143,649	\$0
2022	\$50,000	\$264,814	\$314,814	\$123,823	\$0

### 2024 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$355,001	\$355,001	\$0	\$355,001
Leon County - Emergency Medical Service	0.75000	\$355,001	\$355,001	\$0	\$355,001
Children Services Council	0.34770	\$355,001	\$355,001	\$0	\$355,001
School - State Law	3.13600	\$355,001	\$355,001	\$0	\$355,001
School - Local Board	2.24800	\$355,001	\$355,001	\$0	\$355,001
City of Tallahassee	4.42000	\$355,001	\$355,001	\$0	\$355,001
NW FL Water Management	0.02180	\$355,001	\$355,001	\$0	\$355,001

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2003	1,936	520

Characteristics

Tax Year	2024
Stories	1
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	3/2/0
Pool	Yes

Measurements

Area	Description	SqFt
A0	Main Building	1774
A1	Enclosed Porch Finished	162
A2	Garage Finished	484
A3	Open Porch Finish	36

Sketch

