



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 140350 0026	Location 7119 BEECH RIDGE TRL
Owner(s) MARKET RATE RENTALS LLC	Property Use 1800 - OFFICE BUILDINGS/NONPROF/MULTI
Mailing Address 7119 BEECH RIDGE TRL TALLAHASSEE FL 32312-3609	Parcel Description SECTION 15 T2N R1E KILLEARN LAKES UNIT 1 PB 6/26 OR 1132/1751
Subdivision KILLEARN LAKES	Tax District 2 - COUNTY
Acreage 0.4000	Parent Parcel 140350 0011

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
1/23/2026	\$537,500	6136/2254	Warranty Deed	Improved
8/2/2022	\$650,000	5762/2348	Warranty Deed	Improved
9/30/2016	\$475,000	4981/894	Warranty Deed	Improved

Homestead Information

Tax Year	Status	Details
2026	No	
2025	No	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$74,488	\$231,169	\$305,657	\$0	\$0
2024	\$70,567	\$198,022	\$268,589	\$0	\$0
2023	\$66,647	\$175,183	\$241,830	\$0	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$305,657	\$292,614	\$0	\$292,614
Leon County - Emergency Medical Service	0.75000	\$305,657	\$292,614	\$0	\$292,614
Children Services Council	0.34770	\$305,657	\$292,614	\$0	\$292,614
School - State Law	3.11800	\$305,657	\$305,657	\$0	\$305,657
School - Local Board	2.24800	\$305,657	\$305,657	\$0	\$305,657
NW FL Water Management	0.02070	\$305,657	\$292,614	\$0	\$292,614

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Commercial	Office	1985	4,159	215

Characteristics

Tax Year	2025
Improvement Name	
Identical Buildings	1
Units	
Exterior Wall	Siding Above Avg.
Frame	Wood Beam & Col.
Roof Frame	Gable & Hip

Measurements

Area	Description	SqFt
A0	Office Building	3303
A2	Office Building	856
A2	Open Porch Finish	12
A3	Open Porch Finish	21
A4	Utility Finished	182

Sketch

