



Leon County Property Appraiser - Parcel Details

Printed on: 04/30/2025

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 140350 P0440 | Location 3525 CHEROKEE RIDGE TRL |
| Owner(s) HANSKNECHT JOSEPH MATTHEW HANSKNECHT KATELYN DELAINE | Property Use 0100 - SINGLE FAMILY RESIDENTIAL |
| Mailing Address 3525 CHEROKEE RIDGE TRL TALLAHASSEE FL 32312-3611 | Legal KILLEARN LAKES 1 LOT 44 BLOCK P OR 925/2343 |
| Subdivision KILLEARN LAKES | Tax District 2 - COUNTY |
| Acreage 0.3700 | Parent Parcel |

Sales Information

| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant |
|------------|------------|-----------|-----------------|-----------------|
| 10/11/2024 | \$349,900 | 5996/1802 | Warranty Deed | Improved |
| 3/23/2019 | \$100 | 5299/1070 | Quit Claim | Improved |
| 12/27/2007 | \$221,500 | 3808/828 | Warranty Deed | Improved |

Homestead Information

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

Certified Value History

| Tax Year | Land | Building | Total Market | Homestead Savings | Classified Use |
|----------|----------|-----------|--------------|-------------------|----------------|
| 2024 | \$70,000 | \$218,667 | \$288,667 | \$85,107 | \$0 |
| 2023 | \$60,000 | \$223,499 | \$283,499 | \$85,868 | \$0 |
| 2022 | \$55,000 | \$207,672 | \$262,672 | \$70,797 | \$0 |

2024 Certified Taxable Value

| Taxing Authority | Millage Rate | Market | Assessed | Exempt | Taxable |
|---|--------------|-----------|-----------|----------|-----------|
| Leon County | 8.31440 | \$288,667 | \$203,560 | \$50,000 | \$153,560 |
| Leon County - Emergency Medical Service | 0.75000 | \$288,667 | \$203,560 | \$50,000 | \$153,560 |
| Children Services Council | 0.34770 | \$288,667 | \$203,560 | \$50,000 | \$153,560 |
| School - State Law | 3.13600 | \$288,667 | \$203,560 | \$25,000 | \$178,560 |
| School - Local Board | 2.24800 | \$288,667 | \$203,560 | \$25,000 | \$178,560 |
| NW FL Water Management | 0.02180 | \$288,667 | \$203,560 | \$50,000 | \$153,560 |
| | | | | | |
| | | | | | |

Building

| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|--------------|---------------|------------|--------------------|----------------|
| Residential | Single Family | 2005 | 1,487 | 826 |

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 | No |

Measurements

| Area | Description | SqFt |
|------|-------------------|------|
| A0 | Main Building | 1487 |
| A1 | Garage Finished | 484 |
| A2 | Open Porch Finish | 78 |
| A3 | Screen Porch Fin | 264 |
| | | |

Sketch

