



# 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 X0430	Location 3405 HAWKS HILL TRL
Owner(s) RYDER ROBERT RYDER NATALIE	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 3405 HAWKS HILL TRL TALLAHASSEE FL 32312-3656	Parcel Description KILLEARN LAKES 1 LOT 43                      BLOCK X OR 1230/301
Subdivision KILLEARN LAKES	Tax District 2 - COUNTY
Acreage 0.3200	Parent Parcel

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
11/15/2024	\$545,000	6007/843	Warranty Deed	Improved
10/5/2023	\$100	5890/2055	Corrective Deed	Vacant
9/6/2023	\$100	5882/967	Quit Claim	Vacant

## Homestead Information

Tax Year	Status	Details
2026	Yes	If no change in ownership occurred before Jan 1, 2026
2025	Yes	

## Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$75,000	\$382,577	\$457,577	\$0	\$0
2024	\$70,000	\$0	\$70,000	\$0	\$0
2023	\$60,000	\$0	\$60,000	\$0	\$0

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$457,577	\$457,577	\$457,577	\$0
Leon County - Emergency Medical Service	0.75000	\$457,577	\$457,577	\$457,577	\$0
Children Services Council	0.34770	\$457,577	\$457,577	\$457,577	\$0
School - State Law	3.11800	\$457,577	\$457,577	\$457,577	\$0
School - Local Board	2.24800	\$457,577	\$457,577	\$457,577	\$0
NW FL Water Management	0.02070	\$457,577	\$457,577	\$457,577	\$0

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2024	2,349	738

### Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	4/3/1
Pool	No

### Measurements

Area	Description	SqFt
A0	Main Building	2349
A1	Garage Finished	483
A2	Open Porch Finish	132
A3	Open Porch Finish	123

## Sketch

