



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 1416204150000	Location 6981 DUCK COVE RD
Owner(s) HMTJ PROPERTIES FL LLC	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 2928 WELLINGTON CIR STE 101 TALLAHASSEE FL 32309	Parcel Description 16 2N 1E IN SW 1/4 OF SE 1/4 OR 1035/1189 1192/2162 2164
Subdivision UNPLATTED LAND	Tax District 2 - COUNTY
Acreage 8.3300	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
1/30/2025	\$925,000	6025/1575	Warranty Deed	Improved
8/13/2013	\$100	4566/2059	Warranty Deed	Improved
8/6/2013	\$100	4561/2394	Corrective 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	\$253,140	\$444,462	\$697,602	\$0	\$0
2024	\$253,140	\$431,883	\$685,023	\$240,400	\$0
2023	\$253,140	\$421,533	\$674,673	\$243,000	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$697,602	\$697,602	\$0	\$697,602
Leon County - Emergency Medical Service	0.75000	\$697,602	\$697,602	\$0	\$697,602
Children Services Council	0.34770	\$697,602	\$697,602	\$0	\$697,602
School - State Law	3.11800	\$697,602	\$697,602	\$0	\$697,602
School - Local Board	2.24800	\$697,602	\$697,602	\$0	\$697,602
NW FL Water Management	0.02070	\$697,602	\$697,602	\$0	\$697,602

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1984	3,062	1,470

Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Common Brick Const
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Pool	Yes

Measurements

Area	Description	SqFt
A0	Main Building	2678
A1	Enclosed Porch Finished	384
A2	Utility Finished	54
A3	Utility Finished	240
A4	Garage Finished	552

Sketch

