



# Leon County Property Appraiser - Parcel Details

Printed on: 04/04/2026

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 141835 KK0320	Location 1280 CONSERVANCY DR E
Owner(s) FAIR JOHN J FAIR NARUMON NATALIE	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 1280 CONSERVANCY DR E TALLAHASSEE FL 32312	Parcel Description SUMMERBROOKE UNIT VI 17 2N 1E LOT 32 BLOCK KK OR 1779/729 2418/750
Subdivision SUMMERBROOKE	Tax District 1 - CITY
Acreage 0.5600	Parent Parcel 1417202120000

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
8/25/2020	\$417,500	5482/15	Warranty Deed	Improved
3/31/2014	\$340,000	4650/2355	Warranty Deed	Improved
8/21/2013	\$0	4568/100	Final Judgement	Improved

## 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	\$110,000	\$397,030	\$507,030	\$21,475	\$0
2024	\$100,000	\$378,162	\$478,162	\$6,291	\$0
2023	\$90,000	\$368,127	\$458,127	\$0	\$0

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$507,030	\$485,555	\$50,722	\$434,833
Leon County - Emergency Medical Service	0.75000	\$507,030	\$485,555	\$50,722	\$434,833
Children Services Council	0.34770	\$507,030	\$485,555	\$50,722	\$434,833
School - State Law	3.11800	\$507,030	\$485,555	\$25,000	\$460,555
School - Local Board	2.24800	\$507,030	\$485,555	\$25,000	\$460,555
City of Tallahassee	4.40720	\$507,030	\$485,555	\$50,722	\$434,833
NW FL Water Management	0.02070	\$507,030	\$485,555	\$50,722	\$434,833

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2001	2,694	717

### Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Common Brick Const
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	4/3/0
Pool	No

### Measurements

Area	Description	SqFt
A0	Main Building	2694
A1	Open Porch Finish	25
A2	Garage Finished	692

## Sketch

