Printed on: 11/23/2026

Leon County Property Appraiser - Parcel Details

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 141925 J0270	**Location** 6388 MALLARD TRACE DR
Owner(s) FABRIZIUS JOHN FABRIZIUS GABRIELLE	**Property Use** 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 6388 MALLARD TRACE DR TALLAHASSEE FL 32312-1561	**Parcel Description** OX BOTTOM MANOR UNIT II PHASE 2A 2B LOT 27 BLOCK J OR 1831/293 2445/1944
Subdivision OX BOTTOM MANOR	**Tax District** 1 - CITY
Acreage 0.5800	**Parent Parcel** 1418200030000

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
7/24/2025	$510,000	6081/984	Warranty Deed	Improved
6/9/2017	$295,000	5073/1778	Warranty Deed	Improved
11/10/2016	$280,000	4995/2016	Warranty Deed	Improved

Homestead Information

Tax Year	Status	Details
2027	Yes	If no change in ownership occurs before Jan 1, 2027
2026	Yes	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2026	$100,000	$380,994	$480,994	$0	$0
2025	$100,000	$374,550	$474,550	$0	$0
2024	$95,000	$356,814	$451,814	$85,682	$0

2026 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	$480,994	$480,994	$51,411	$429,583
Leon County - Emergency Medical Service	0.75000	$480,994	$480,994	$51,411	$429,583
Children Services Council	0.33530	$480,994	$480,994	$51,411	$429,583
School - State Law	3.09500	$480,994	$480,994	$25,000	$455,994
School - Local Board	2.24800	$480,994	$480,994	$25,000	$455,994
City of Tallahassee	4.25730	$480,994	$480,994	$51,411	$429,583
NW FL Water Management	0.02010	$480,994	$480,994	$51,411	$429,583

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2001	2,492	683

Characteristics

Tax Year	2026
Stories	2
Exterior Wall	Combination Brick Walls
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	4/2/1
Pool	No

Measurements

Area	Description	SqFt
A0	Main Building	1698
A1	Screen Porch Fin	176
A2	Garage Finished	441
A3	Open Porch Finish	66
A4	Upper Story Finished	794

Sketch

