



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 142740 P0070	Location 2998 CRANBROOKE DR
Owner(s) DANIEL TYLAR GUANCHE STEPHANIE	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 2998 CRANBROOKE DR TALLAHASSEE FL 32309-2142	Parcel Description FOXCROFT UNIT 2 LOT 7 BLOCK P OR 1410/510 1593/1573 1868/2291 OR 2182/1841
Subdivision FOXCROFT	Tax District 1 - CITY
Acreage 0.3200	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
8/15/2025	\$339,000	6088/1409	Warranty Deed	Improved
7/1/2025	\$0	6088/1406	Death Certificate	Improved
5/9/2025	\$100	6055/1895	Quit Claim	Improved

Homestead Information

Tax Year	Status	Details
2026	No	
2025	Yes	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$75,000	\$190,943	\$265,943	\$78,558	\$0
2024	\$75,000	\$181,903	\$256,903	\$74,799	\$0
2023	\$70,000	\$174,951	\$244,951	\$68,151	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$265,943	\$187,385	\$55,722	\$131,663
Leon County - Emergency Medical Service	0.75000	\$265,943	\$187,385	\$55,722	\$131,663
Children Services Council	0.34770	\$265,943	\$187,385	\$55,722	\$131,663
School - State Law	3.11800	\$265,943	\$187,385	\$30,000	\$157,385
School - Local Board	2.24800	\$265,943	\$187,385	\$30,000	\$157,385
City of Tallahassee	4.40720	\$265,943	\$187,385	\$55,722	\$131,663
NW FL Water Management	0.02070	\$265,943	\$187,385	\$55,722	\$131,663

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1986	1,581	435

Characteristics

Tax Year	2025
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	1581
A1	Open Porch Finish	15
A2	Garage Finished	420

Sketch

