

**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 143150 B0040	Location 900 OAK KNOLL AVE
Owner(s) BREEDLOVE MEGAN JOHNSON WILLIAM JUSTIN	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 900 OAK KNOLL AVE TALLAHASSEE FL 32312-1112	Parcel Description OAK KNOLL ESTATES UNIT 1 LOT 4 BLOCK B OR 1314/407 2586/867PR
Subdivision OAK KNOLL ESTATES UNIT NO. 1	Tax District 1 - CITY
Acreage 0.4900	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
2/13/2026	\$480,000	6143/137	Warranty Deed	Improved
3/5/2025	\$0	6035/2331	Final Judgement	Improved
3/5/2025	\$0	6035/2298	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	\$50,000	\$343,397	\$393,397	\$88,189	\$0
2024	\$50,000	\$327,062	\$377,062	\$80,456	\$0
2023	\$50,000	\$318,745	\$368,745	\$80,778	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$393,397	\$305,208	\$50,722	\$254,486
Leon County - Emergency Medical Service	0.75000	\$393,397	\$305,208	\$50,722	\$254,486
Children Services Council	0.34770	\$393,397	\$305,208	\$50,722	\$254,486
School - State Law	3.11800	\$393,397	\$305,208	\$25,000	\$280,208
School - Local Board	2.24800	\$393,397	\$305,208	\$25,000	\$280,208
City of Tallahassee	4.40720	\$393,397	\$305,208	\$50,722	\$254,486
NW FL Water Management	0.02070	\$393,397	\$305,208	\$50,722	\$254,486

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1963	2,028	2,244

Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Combination Brick Walls
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	3/2/1
Pool	No

Measurements

Area	Description	SqFt
A0	Main Building	2028
A1	Carport Finished	588
A2	Utility Unfinished	168
A3	Bsmt Semi-Finished	1488

Sketch

