



# 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 143410 E0030	Location 2626 COTUIT LN
Owner(s) VASSALLO GIAN E VASSALLO CHRISTA	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 2626 COTUIT LN TALLAHASSEE FL 32309	Parcel Description KILLEARN EST UNIT 28 LOT 3 BLOCK E OR 1480/475 2051/245 2373/1844
Subdivision KINSAIL	Tax District 1 - CITY
Acreage 0.1200	Parent Parcel 143410 0001

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
7/31/2023	\$360,000	5874/513	Warranty Deed	Improved
10/23/2017	\$216,000	5125/543	Warranty Deed	Improved
12/11/2003	\$160,000	3008/258	Warranty Deed	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	\$60,000	\$268,081	\$328,081	\$54,139	\$0
2024	\$60,000	\$258,282	\$318,282	\$52,060	\$0
2023	\$55,000	\$211,808	\$266,808	\$56,298	\$0

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$328,081	\$273,942	\$50,722	\$223,220
Leon County - Emergency Medical Service	0.75000	\$328,081	\$273,942	\$50,722	\$223,220
Children Services Council	0.34770	\$328,081	\$273,942	\$50,722	\$223,220
School - State Law	3.11800	\$328,081	\$273,942	\$25,000	\$248,942
School - Local Board	2.24800	\$328,081	\$273,942	\$25,000	\$248,942
City of Tallahassee	4.40720	\$328,081	\$273,942	\$50,722	\$223,220
NW FL Water Management	0.02070	\$328,081	\$273,942	\$50,722	\$223,220

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1991	1,597	671

### Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Common Brick Const
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	3/2/0
Pool	No

### Measurements

Area	Description	SqFt
A0	Main Building	1597
A1	Screen Porch Fin	112
A2	Open Porch Finish	25
A3	Garage Finished	480
A4	Open Porch Unfin	54

## Sketch

