



# Leon County Property Appraiser - Parcel Details

Printed on: 04/03/2026

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 143540 A0320	Location 3009 SAWGRASS CIR
Owner(s) LEE MANNING	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 3009 SAWGRASS CIR TALLAHASSEE FL 32309-2887	Parcel Description GREENS OF KILLEARN LOT 32 BLOCK A OR 1609/420 2235/635
Subdivision GREENS OF KILLEARN	Tax District 1 - CITY
Acreage 0.1700	Parent Parcel 143515 0000

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
9/24/2025	\$450,000	6101/200	Warranty Deed	Improved
8/10/2017	\$292,000	5097/2252	Warranty Deed	Improved
10/12/2014	\$0	4766/1721	Death Certificate	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	\$55,000	\$279,418	\$334,418	\$80,683	\$0
2024	\$55,000	\$269,465	\$324,465	\$77,881	\$0
2023	\$55,000	\$259,127	\$314,127	\$74,725	\$0

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$334,418	\$253,735	\$50,722	\$203,013
Leon County - Emergency Medical Service	0.75000	\$334,418	\$253,735	\$50,722	\$203,013
Children Services Council	0.34770	\$334,418	\$253,735	\$50,722	\$203,013
School - State Law	3.11800	\$334,418	\$253,735	\$25,000	\$228,735
School - Local Board	2.24800	\$334,418	\$253,735	\$25,000	\$228,735
City of Tallahassee	4.40720	\$334,418	\$253,735	\$50,722	\$203,013
NW FL Water Management	0.02070	\$334,418	\$253,735	\$50,722	\$203,013

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2000	1,802	797

### Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Common Brick Const
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Pool	No

### Measurements

Area	Description	SqFt
A0	Main Building	1802
A1	Screen Porch Fin	120
A2	Open Porch Finish	35
A3	Garage Finished	462
A4	Screen Porch Fin	180

## Sketch

