



## Leon County Property Appraiser - Parcel Details

Printed on: 10/06/2026

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<br>211103 D0080                                   | Location<br>860 MADERIA CIR                                                                      |
| Owner(s)<br>MUIR STEVEN A<br>MUIR MIRANDA J                     | Property Use<br>0100 - SINGLE FAMILY RESIDENTIAL                                                 |
| Mailing Address<br>860 MADERIA CIR<br>TALLAHASSEE FL 32312-1812 | Parcel Description<br>BRANDON WOODS AT LAKESHORE UNREC<br>LOT 8 BLOCK D<br>OR 1123/2085 2341/184 |
| Subdivision<br>BRANDON WOODS AT LAKESHORE UNRECORDED            | Tax District<br>2 - COUNTY                                                                       |
| Acreage<br>0.9100                                               | Parent Parcel                                                                                    |

### Sales Information

| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant |
|-----------|------------|-----------|-----------------|-----------------|
| 12/8/2025 | \$375,000  | 6122/1978 | Warranty Deed   | Improved        |
| 6/21/2025 | \$0        | 6070/1550 | Probate         | Improved        |
| 1/7/2025  | \$0        | 6056/857  | Probate         | 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 | \$275,258 | \$330,258    | \$113,103         | \$0            |
| 2024     | \$55,000 | \$262,238 | \$317,238    | \$106,203         | \$0            |
| 2023     | \$55,000 | \$252,221 | \$307,221    | \$102,333         | \$0            |

### 2025 Certified Taxable Value

| Taxing Authority                        | Millage Rate | Market    | Assessed  | Exempt   | Taxable   |
|-----------------------------------------|--------------|-----------|-----------|----------|-----------|
| Leon County                             | 8.31440      | \$330,258 | \$217,155 | \$50,722 | \$166,433 |
| Leon County - Emergency Medical Service | 0.75000      | \$330,258 | \$217,155 | \$50,722 | \$166,433 |
| Children Services Council               | 0.34770      | \$330,258 | \$217,155 | \$50,722 | \$166,433 |
| School - State Law                      | 3.11800      | \$330,258 | \$217,155 | \$25,000 | \$192,155 |
| School - Local Board                    | 2.24800      | \$330,258 | \$217,155 | \$25,000 | \$192,155 |
| NW FL Water Management                  | 0.02070      | \$330,258 | \$217,155 | \$50,722 | \$166,433 |
|                                         |              |           |           |          |           |
|                                         |              |           |           |          |           |

Building

| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|--------------|---------------|------------|--------------------|----------------|
| Residential  | Single Family | 1980       | 2,212              | 624            |

Characteristics

|               |                     |
|---------------|---------------------|
| Tax Year      | 2025                |
| Stories       | 2                   |
| Exterior Wall | Siding Above Avg    |
| Roof Frame    | Wood Framed/Truss   |
| Roof Cover    | Composition Shingle |
|               |                     |
| Pool          | No                  |

Measurements

| Area | Description               | SqFt |
|------|---------------------------|------|
| A0   | Main Building             | 1324 |
| A1   | Enclosed Porch Unfinished | 120  |
| A2   | Garage Finished           | 480  |
| A3   | Enclosed Porch Finished   | 72   |
| A4   | Upper Story Finished      | 816  |

Sketch

