



# 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 2117130000210	Location 2028 CANEWOOD CT
Owner(s) WOODRUM EMELLIA I RICHARDSON DUSTIN M	Property Use 0107 - TOWNHOUSE
Mailing Address 2028 CANEWOOD CT TALLAHASSEE FL 32303-2559	Parcel Description CARROLLWOOD UNREC 17 1N 1W LOT 21 UNIT A OR 1499/2234 (2028 CANEWOOD CT)
Subdivision CARROLLWOOD UNRECORDED	Tax District 2 - COUNTY
Acreage 0.1500	Parent Parcel

## Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
2/4/2025	\$155,000	6027/2194	Warranty Deed	Improved
12/10/2018	\$92,900	5265/601	Warranty Deed	Improved
8/18/2005	\$100	3356/1062	Corrective Deed	Improved

## Homestead Information

Tax Year	Status	Details
2026	Yes	If no change in ownership occurred before Jan 1, 2026
2025	No	

## Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$30,000	\$110,803	\$140,803	\$0	\$0
2024	\$25,000	\$100,776	\$125,776	\$54,052	\$0
2023	\$20,000	\$93,353	\$113,353	\$43,718	\$0

## 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$140,803	\$140,803	\$0	\$140,803
Leon County - Emergency Medical Service	0.75000	\$140,803	\$140,803	\$0	\$140,803
Children Services Council	0.34770	\$140,803	\$140,803	\$0	\$140,803
School - State Law	3.11800	\$140,803	\$140,803	\$0	\$140,803
School - Local Board	2.24800	\$140,803	\$140,803	\$0	\$140,803
NW FL Water Management	0.02070	\$140,803	\$140,803	\$0	\$140,803

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Townhome	1983	986	252

### Characteristics

Tax Year	2025
Stories	1
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	2/1/1
Pool	No

### Measurements

Area	Description	SqFt
A0	Main Building	986
A1	Open Porch Finish	20
A2	Utility Finished	64
A3	Screen Porch Fin	168

## Sketch

