



Leon County Property Appraiser - Parcel Details

Printed on: 04/02/2026

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 211726 E0420	Location 3296 WOODBRIAR LN
Owner(s) SPRATT KALEB CHRISTIAN	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 3296 WOODBRIAR LN TALLAHASSEE FL 32303-7563	Parcel Description WOODBRIAR SUBDIVISION 17 1N 1W LOT 42 BLOCK E
Subdivision WOODBRIAR SUBDIVISION	Tax District 1 - CITY
Acreage 0.1200	Parent Parcel 2117510001000

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
6/17/2025	\$230,000	6068/1575	Warranty Deed	Improved
3/14/2025	\$205,000	6040/1987	Warranty Deed	Improved
6/8/2016	\$121,900	4937/1403	Warranty 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	\$40,000	\$160,172	\$200,172	\$0	\$0
2024	\$35,000	\$154,484	\$189,484	\$0	\$0
2023	\$30,000	\$150,400	\$180,400	\$0	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$200,172	\$194,557	\$0	\$194,557
Leon County - Emergency Medical Service	0.75000	\$200,172	\$194,557	\$0	\$194,557
Children Services Council	0.34770	\$200,172	\$194,557	\$0	\$194,557
School - State Law	3.11800	\$200,172	\$200,172	\$0	\$200,172
School - Local Board	2.24800	\$200,172	\$200,172	\$0	\$200,172
City of Tallahassee	4.40720	\$200,172	\$194,557	\$0	\$194,557
NW FL Water Management	0.02070	\$200,172	\$194,557	\$0	\$194,557

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2006	1,246	392

Characteristics

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

Measurements

Area	Description	SqFt
A0	Main Building	1246
A1	Garage Finished	264
A2	Open Porch Finish	128

Sketch

