



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 2121860000410	Location 2361 PARROT LN
Owner(s) THOMAS ZIYAH	Property Use 0107 - TOWNHOUSE
Mailing Address 2361 PARROT LN TALLAHASSEE FL 32303-8333	Parcel Description VILLAS OF WESTRIDGE PHASE II UNIT 41 BUILDING G OR 1766/1675
Subdivision VILLAS OF WESTRIDGE PHASE II	Tax District 1 - CITY
Acreage 0.0400	Parent Parcel 212185 0001

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
6/27/2025	\$165,000	6073/1967	Warranty Deed	Improved
3/14/2024	\$125,000	5934/618	Warranty Deed	Improved
3/8/2024	\$100,000	5934/385	Warranty Deed	Improved

Homestead Information

Tax Year	Status	Details
2026	No	
2025	No	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$20,000	\$117,826	\$137,826	\$0	\$0
2024	\$20,000	\$103,023	\$123,023	\$0	\$0
2023	\$15,000	\$90,649	\$105,649	\$0	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$137,826	\$137,826	\$0	\$137,826
Leon County - Emergency Medical Service	0.75000	\$137,826	\$137,826	\$0	\$137,826
Children Services Council	0.34770	\$137,826	\$137,826	\$0	\$137,826
School - State Law	3.11800	\$137,826	\$137,826	\$0	\$137,826
School - Local Board	2.24800	\$137,826	\$137,826	\$0	\$137,826
City of Tallahassee	4.40720	\$137,826	\$137,826	\$0	\$137,826
NW FL Water Management	0.02070	\$137,826	\$137,826	\$0	\$137,826

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Townhome	1990	1,088	16

Characteristics

Tax Year	2025
Stories	2
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	672
A1	Utility Finished	16
A2	Upper Story Finished	416

Sketch

