



# Leon County Property Appraiser - Parcel Details

Printed on: 10/22/2024

## Parcel Summary

|  |  |
|--|--|
| Parcel Number<br>2123200080000                                   | Location<br>2698 N MONROE ST                   |
| Owner(s)<br>DRIVEN BRANDS INC                                    | Property Use<br>2100 - RESTAURANTS, CAFETERIAS |
| Mailing Address<br>440 S CHURCH ST STE 700<br>CHARLOTTE NC 28202 | Legal<br>SECTION 23 T1N R1W<br>OR 5993/1149    |
| Subdivision<br>UNPLATTED LAND                                    | Tax District<br>1 - CITY                       |
| Acreage<br>1.6000  | Parent Parcel                                  |

## Sales Information

| Sales Date | Sales Price | Book/Page | Instrument Type | Improved/Vacant |
|------------|-------------|-----------|-----------------|-----------------|
| 9/27/2024  | \$2,000,000 | 5993/1149 | Warranty Deed   | Improved        |
| 6/27/2023  | \$0         | 5861/1625 | Final Judgement | Improved        |
| 1/6/2023   | \$2,400,000 | 5807/1409 | Warranty Deed   | Improved        |

## Homestead Information

| Tax Year | Status | Details |
|----------|--------|---------|
| 2025     | No     |         |
| 2024     | No     |         |

## Certified Value History

| Tax Year | Land      | Building  | Total Market | Homestead Savings | Classified Use |
|----------|-----------|-----------|--------------|-------------------|----------------|
| 2024     | \$574,992 | \$746,493 | \$1,321,485  | \$0               | \$0            |
| 2023     | \$557,568 | \$643,225 | \$1,200,793  | \$0               | \$0            |
| 2022     | \$557,568 | \$620,492 | \$1,178,060  | \$0               | \$0            |

## Certified Taxable Value

| Taxing Authority                        | Milage Rate | Market      | Assessed    | Exempt | Taxable     |
|---|-------------|-------------|-------------|--------|-------------|
| Leon County                             | 8.31440     | \$1,321,485 | \$1,321,485 | \$0    | \$1,321,485 |
| Leon County - Emergency Medical Service | 0.75000     | \$1,321,485 | \$1,321,485 | \$0    | \$1,321,485 |
| Children Services Council               | 0.34770     | \$1,321,485 | \$1,321,485 | \$0    | \$1,321,485 |
| School - State Law                      | 3.13600     | \$1,321,485 | \$1,321,485 | \$0    | \$1,321,485 |
| School - Local Board                    | 2.24800     | \$1,321,485 | \$1,321,485 | \$0    | \$1,321,485 |
| City of Tallahassee                     | 4.42000     | \$1,321,485 | \$1,321,485 | \$0    | \$1,321,485 |
| NW FL Water Management                  | 0.02180     | \$1,321,485 | \$1,321,485 | \$0    | \$1,321,485 |
|   |             |             |             |        |             |

## Building

| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|--------------|---------------|------------|--------------------|----------------|
| Commercial   | Rest/Lounge   | 1972       | 15,184             | 996            |

### Characteristics

|                     |                       |
|---------------------|-----------------------|
| Tax Year            | 2024                  |
| Improvement Name    |                       |
| Identical Buildings | 1                     |
| Units               |                       |
| Exterior Wall       | Concrete Block        |
| Frame               | Masonry Pil./Stl      |
| Roof Frame          | Bar Joist/Rigid Frame |

### Measurements

| Area | Description      | SqFT  |
|------|------------------|-------|
| A0   | Restaurant       | 15184 |
| A1   | Carport Finished | 682   |
| A2   | Open Porch Unfin | 24    |
| A3   | Utility Finished | 290   |
|      |                  |       |

## Sketch

