



Leon County Property Appraiser - Parcel Details

The Tax Roll is compiled by Legal Descriptions recorded in the Public Records of Leon County. Location addresses are not used in the preparation of the Tax Roll. They should not be used for title searches or preparation of legal documents.

Parcel Summary	
Parcel Number 2126200630000	Location 1305 CLAY ST APT 1
Owner(s) COMMERCIAL PROPERTIES FLORIDA LLC	Property Use 0805 - MFR < 10 UNITS - COMMERCIAL
Mailing Address 9832 THUNDER HILL TRL TALLAHASSEE FL 32312	Legal 26 1N 1W IN SW 1/4 OF NE 1/4 OR 728/635 1428/2369
Subdivision UNPLATTED LAND	Tax District 1 - CITY
Acreage 0.3200	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
6/14/2024	\$325,000	5962/1373	Warranty Deed	Improved
10/13/2020	\$280,000	5500/1447	Warranty Deed	Improved
4/2/1990	\$100	1428/2369	Quit Claim	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	\$46,200	\$259,793	\$305,993	\$0	\$0
2023	\$42,000	\$252,890	\$294,890	\$0	\$0
2022	\$42,000	\$211,849	\$253,849	\$0	\$0

2024 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$305,993	\$305,993	\$0	\$305,993
Leon County - Emergency Medical Service	0.75000	\$305,993	\$305,993	\$0	\$305,993
Children Services Council	0.34770	\$305,993	\$305,993	\$0	\$305,993
School - State Law	3.13600	\$305,993	\$305,993	\$0	\$305,993
School - Local Board	2.24800	\$305,993	\$305,993	\$0	\$305,993
City of Tallahassee	4.42000	\$305,993	\$305,993	\$0	\$305,993
NW FL Water Management	0.02180	\$305,993	\$305,993	\$0	\$305,993

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Commercial	Apt/Less Than 10 Units	1973	4,736	444

Characteristics

Tax Year	2024
Improvement Name	
Identical Buildings	1
Units	7
Exterior Wall	Concrete Blk/Wood
Frame	Masonry Pil./Stl
Roof Frame	Wood Frame/Truss

Measurements

Area	Description	SqFt
A0	Multiple Res (Low Rise)	2146
A1	Open Porch Unfin	222
A2	Multiple Res (Low Rise)	2590
A3	Open Porch Unfin	222

Sketch

