



## Leon County Property Appraiser - Parcel Details

Printed on: 12/14/2025

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<br>2128206130000                                      | Location<br>2765 W TENNESSEE ST                                       |
| Owner(s)<br>PIERUCINI OMAIDA<br>VALERIO JUAN J                      | Property Use<br>2700 - AUTO SALES, REPAIR & RELATED                   |
| Mailing Address<br>2765 W TENNESSEE ST<br>TALLAHASSEE FL 32304-2839 | Parcel Description<br>28 1N 1W<br>IN NW 1/4 OF SW 1/4<br>OR 1592/1069 |
| Subdivision<br>UNPLATTED LAND                                       | Tax District<br>1 - CITY  |
| Acreage<br>0.4600   | Parent Parcel   |

### Sales Information

| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant |
|-----------|------------|-----------|-----------------|-----------------|
| 1/29/2025 | \$695,000  | 6025/1384 | Warranty Deed   | Improved        |
| 9/1/1992  | \$130,000  | 1592/1069 | 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     | \$101,187 | \$213,234 | \$314,421    | \$0               | \$0            |
| 2024     | \$98,181  | \$157,503 | \$255,684    | \$0               | \$0            |
| 2023     | \$95,176  | \$157,466 | \$252,642    | \$0               | \$0            |

### 2025 Certified Taxable Value

| Taxing Authority                        | Millage Rate | Market    | Assessed  | Exempt | Taxable   |
|---|--------------|-----------|-----------|--------|-----------|
| Leon County                             | 8.31440      | \$314,421 | \$245,803 | \$0    | \$245,803 |
| Leon County - Emergency Medical Service | 0.75000      | \$314,421 | \$245,803 | \$0    | \$245,803 |
| Children Services Council               | 0.34770      | \$314,421 | \$245,803 | \$0    | \$245,803 |
| School - State Law                      | 3.11800      | \$314,421 | \$314,421 | \$0    | \$314,421 |
| School - Local Board                    | 2.24800      | \$314,421 | \$314,421 | \$0    | \$314,421 |
| City of Tallahassee                     | 4.40720      | \$314,421 | \$245,803 | \$0    | \$245,803 |
| NW FL Water Management                  | 0.02070      | \$314,421 | \$245,803 | \$0    | \$245,803 |
|   |              |           |           |        |           |

Building

| Building Use | Building Type    | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|--------------|------------------|------------|--------------------|----------------|
| Commercial   | Retail Car Sales | 1965       | 5,600              | 0              |

Characteristics

|                     |                       |
|---------------------|-----------------------|
| Tax Year            | 2025                  |
| 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   | Automotive Center     | 1300 |
| A1   | Service Repair Garage | 4300 |
|      |                       |      |
|      |                       |      |
|      |                       |      |

Sketch

