



Leon County Property Appraiser - Parcel Details

Printed on: 12/16/2025

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 2417202120000 | Location 8726 OLD BAINBRIDGE RD |
| Owner(s) BIXLER DONALD W BIXLER NANCY J | Property Use 0100 - SINGLE FAMILY RESIDENTIAL |
| Mailing Address 8726 OLD BAINBRIDGE RD TALLAHASSEE FL 32303-8240 | Parcel Description SECTION 17 T2N R1W OR 6094/486 |
| Subdivision UNPLATTED LAND | Tax District 2 - COUNTY |
| Acreage 1.1700 | Parent Parcel |

Sales Information

| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant |
|-----------|------------|-----------|-----------------|-----------------|
| 7/29/2025 | \$195,000 | 6094/486 | Warranty Deed | Improved |
| 7/9/2025 | \$0 | 6076/500 | Probate | Improved |
| 3/25/2025 | \$0 | 6063/1857 | Probate | Improved |

Homestead Information

| Tax Year | Status | Details |
|----------|--------|---------|
| 2026 | No | |
| 2025 | Yes | |

Certified Value History

| Tax Year | Land | Building | Total Market | Homestead Savings | Classified Use |
|----------|----------|-----------|--------------|-------------------|----------------|
| 2025 | \$12,285 | \$160,282 | \$172,567 | \$93,272 | \$0 |
| 2024 | \$12,285 | \$152,757 | \$165,042 | \$87,982 | \$0 |
| 2023 | \$12,285 | \$146,967 | \$159,252 | \$84,436 | \$0 |

2025 Certified Taxable Value

| Taxing Authority | Millage Rate | Market | Assessed | Exempt | Taxable |
|---|--------------|-----------|----------|----------|----------|
| Leon County | 8.31440 | \$172,567 | \$79,295 | \$50,722 | \$28,573 |
| Leon County - Emergency Medical Service | 0.75000 | \$172,567 | \$79,295 | \$50,722 | \$28,573 |
| Children Services Council | 0.34770 | \$172,567 | \$79,295 | \$50,722 | \$28,573 |
| School - State Law | 3.11800 | \$172,567 | \$79,295 | \$25,000 | \$54,295 |
| School - Local Board | 2.24800 | \$172,567 | \$79,295 | \$25,000 | \$54,295 |
| NW FL Water Management | 0.02070 | \$172,567 | \$79,295 | \$50,722 | \$28,573 |
| | | | | | |
| | | | | | |

Building

| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|--------------|---------------|------------|--------------------|----------------|
| Residential | Single Family | 1966 | 1,284 | 711 |

Characteristics

| | |
|---------------|------------------------|
| Tax Year | 2025 |
| Stories | 1 |
| Exterior Wall | Siding Average |
| Roof Frame | Wood Framed/Truss |
| Roof Cover | Standing Seam/Pf Metal |
| | |
| Pool | No |

Measurements

| Area | Description | SqFt |
|------|-------------------|------|
| A0 | Main Building | 924 |
| A1 | Open Porch Finish | 92 |
| A2 | Base Area | 360 |
| A3 | Utility Finished | 144 |
| A4 | Open Porch Finish | 72 |

Sketch

