Printed on: 11/23/2026

Leon County Property Appraiser - Parcel Details

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 24312100B0010	**Location** 4500 RIVER BREEZE LN
Owner(s) MCKENZIE EARL GAVIN HENRY	**Property Use** 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 4500 RIVER BREEZE LN TALLAHASSEE FL 32303-8988	**Parcel Description** SECTION 31 T2N R1W TOWER GATES PHASE 1 PB 24/26 LOT 1 BLOCK B OR 5483/814
Subdivision TOWER GATES PHASE 1	**Tax District** 2 - COUNTY
Acreage 0.1300	**Parent Parcel**

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
8/10/2026	$335,000	6199/2196	Warranty Deed	Improved
9/7/2021	$243,000	5640/1347	Warranty Deed	Improved
8/26/2020	$900	5483/814	Warranty Deed	Vacant

Homestead Information

Tax Year	Status	Details
2027	No	
2026	Yes	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2026	$45,000	$244,739	$289,739	$24,178	$0
2025	$45,000	$239,428	$284,428	$25,849	$0
2024	$45,000	$230,393	$275,393	$24,101	$0

2026 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	$289,739	$265,561	$51,411	$214,150
Leon County - Emergency Medical Service	0.75000	$289,739	$265,561	$51,411	$214,150
Children Services Council	0.33530	$289,739	$265,561	$51,411	$214,150
School - State Law	3.09500	$289,739	$265,561	$25,000	$240,561
School - Local Board	2.24800	$289,739	$265,561	$25,000	$240,561
NW FL Water Management	0.02010	$289,739	$265,561	$51,411	$214,150

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2021	1,560	729

Characteristics

Tax Year	2026
Stories	1
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	1560
A1	Garage Finished	474
A2	Open Porch Finish	95
A3	Screen Porch Fin	160

Sketch

