

**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 24312100B0400	Location 5752 FLOWERBROOK CIR
Owner(s) SOUTHERN CANDACE LIVING TRUST SOUTHERN CANDACE JULETTE TRUSTEE	Property Use 0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address 5752 FLOWERBROOK CIR TALLAHASSEE FL 32303-8979	Parcel Description SECTION 31 T2N R1W TOWER GATES PHASE 1 PB 24/26 LOT 40 BLOCK B OR 5273/1348
Subdivision TOWER GATES PHASE 1	Tax District 2 - COUNTY
Acreage 0.1700	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
6/3/2026	\$100	6178/1926	Quit Claim	Improved
12/23/2025	\$300,000	6128/1826	Warranty Deed	Improved
7/20/2023	\$313,000	5868/2240	Warranty Deed	Improved

Homestead Information

Tax Year	Status	Details
2026	Yes	If no change in ownership occurred before Jan 1, 2026
2025	No	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$45,000	\$222,705	\$267,705	\$0	\$0
2024	\$45,000	\$214,254	\$259,254	\$0	\$0
2023	\$45,000	\$0	\$45,000	\$0	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$267,705	\$267,705	\$0	\$267,705
Leon County - Emergency Medical Service	0.75000	\$267,705	\$267,705	\$0	\$267,705
Children Services Council	0.34770	\$267,705	\$267,705	\$0	\$267,705
School - State Law	3.11800	\$267,705	\$267,705	\$0	\$267,705
School - Local Board	2.24800	\$267,705	\$267,705	\$0	\$267,705
NW FL Water Management	0.02070	\$267,705	\$267,705	\$0	\$267,705

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2023	1,426	680

Characteristics

Tax Year	2025
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	1426
A1	Open Porch Finish	184
A2	Open Porch Finish	56
A3	Garage Finished	440

Sketch

