



Leon County Property Appraiser - Parcel Details

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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 3104200130000	Location 2870 APALACHEE PKWY
Owner(s) NALANI LLC	Property Use 2200 - DRIVE IN RESTAURANTS
Mailing Address 4708 CAPITAL CIR NW TALLAHASSEE FL 32303	Legal SECTION 4 T1S R1E OR 5832/2081
Subdivision UNPLATTED LAND	Tax District 1 - CITY
Acreage 1.2600	Parent Parcel

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
4/5/2023	\$1,040,000	5832/2081	Warranty Deed	Improved
10/8/2010	\$100	4182/2379	Quit Claim	Improved
1/26/2010	\$500,000	4077/961	Warranty Deed	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	\$345,782	\$355,550	\$701,332	\$0	\$0
2023	\$263,453	\$255,835	\$519,288	\$0	\$0
2022	\$263,453	\$206,985	\$470,438	\$0	\$0

2024 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$701,332	\$701,332	\$0	\$701,332
Leon County - Emergency Medical Service	0.75000	\$701,332	\$701,332	\$0	\$701,332
Children Services Council	0.34770	\$701,332	\$701,332	\$0	\$701,332
School - State Law	3.13600	\$701,332	\$701,332	\$0	\$701,332
School - Local Board	2.24800	\$701,332	\$701,332	\$0	\$701,332
City of Tallahassee	4.42000	\$701,332	\$701,332	\$0	\$701,332
NW FL Water Management	0.02180	\$701,332	\$701,332	\$0	\$701,332

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Commercial	Fast Food No Seat	1983	2,440	176

Characteristics

Tax Year	2024
Improvement Name	
Identical Buildings	1
Units	
Exterior Wall	Common Brick
Frame	Wood Beam & Col.
Roof Frame	Bar Joist/Rigid Frame

Measurements

Area	Description	SqFt
A0	Fast Food Restaurant	2310
A1	Canopy	176
A4	Fast Food Restaurant	130

Sketch

