



# Leon County Property Appraiser - Parcel Details

Printed on: 11/23/2024

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<br>3104202270000   | Location<br>2840 APALACHEE PKWY                                |
| Owner(s)<br>2840 APALACHEE PKWY LLC  | Property Use<br>2100 - RESTAURANTS, CAFETERIAS                 |
| Mailing Address<br>814 PONCE DE LEON BLVD STE 210<br>CORAL GABLES FL 33134 | Legal<br>4 1S 1E .663 A<br>IN SE 1/4 OF NW 1/4<br>OR 1230/1747 |
| Subdivision<br>UNPLATTED LAND  | Tax District<br>1 - CITY                                       |
| Acreage<br>0.6630  | Parent Parcel<br>3104202160000                                 |

## Sales Information

| Sale Date  | Sale Price  | Book/Page | Instrument Type | Improved/Vacant |
|------------|-------------|-----------|-----------------|-----------------|
| 10/25/2024 | \$2,400,000 | 6000/61   | Warranty Deed   | Improved        |
| 4/9/2010   | \$1,800,000 | 4103/1702 | Warranty Deed   | Improved        |
| 4/9/2010   | \$100       | 4103/1693 | Corrective 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     | \$259,920 | \$277,564 | \$537,484    | \$0               | \$0            |
| 2023     | \$231,040 | \$238,506 | \$469,546    | \$0               | \$0            |
| 2022     | \$231,040 | \$230,613 | \$461,653    | \$0               | \$0            |

## 2024 Certified Taxable Value

| Taxing Authority                        | Millage Rate | Market    | Assessed  | Exempt | Taxable   |
|---|--------------|-----------|-----------|--------|-----------|
| Leon County                             | 8.31440      | \$537,484 | \$516,501 | \$0    | \$516,501 |
| Leon County - Emergency Medical Service | 0.75000      | \$537,484 | \$516,501 | \$0    | \$516,501 |
| Children Services Council               | 0.34770      | \$537,484 | \$516,501 | \$0    | \$516,501 |
| School - State Law                      | 3.13600      | \$537,484 | \$537,484 | \$0    | \$537,484 |
| School - Local Board                    | 2.24800      | \$537,484 | \$537,484 | \$0    | \$537,484 |
| City of Tallahassee                     | 4.42000      | \$537,484 | \$516,501 | \$0    | \$516,501 |
| NW FL Water Management                  | 0.02180      | \$537,484 | \$516,501 | \$0    | \$516,501 |
|   |              |           |           |        |           |

## Building

| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|--------------|---------------|------------|--------------------|----------------|
| Commercial   | Rest/Lounge   | 1987       | 3,996              | 0              |

## Characteristics

|                     |                       |
|---------------------|-----------------------|
| Tax Year            | 2024                  |
| Improvement Name    |                       |
| Identical Buildings | 1                     |
| Units               |                       |
| Exterior Wall       | Common Brick          |
| Frame               | Masonry Pil./Stl      |
| Roof Frame          | Bar Joist/Rigid Frame |

## Measurements

| Area | Description | SqFt |
|------|-------------|------|
| A0   | Restaurant  | 3996 |
|      |             |      |
|      |             |      |
|      |             |      |
|      |             |      |

## Sketch

