



Leon County Property Appraiser - Parcel Details

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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 310430 B0180	Location 2928 WOODRICH DR APT A	Additional Locations Not Listed
Owner(s) TRAN KELVIN TRAN THUY	Property Use 0800 - MFR < 10 UNITS - RESIDENTIAL	
Mailing Address 2928 WOODRICH DR APT A TALLAHASSEE FL 32301	Parcel Description CROSS CREEK UNREC LOT 18 BLOCK B OR 1075/464 2340/1507	
Subdivision CROSS CREEK	Tax District 1 - CITY	
Acreage 0.2700	Parent Parcel	

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
11/27/2024	\$470,000	6011/1960	Trustee'S Deed	Improved
5/10/2023	\$100	5853/2095	Quit Claim	Improved
2/27/2008	\$0	4289/1572	Death Certificate	Improved

Homestead Information

Tax Year	Status	Details
2026	No	
2025	No	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$60,000	\$255,632	\$315,632	\$0	\$0
2024	\$60,000	\$232,465	\$292,465	\$0	\$0
2023	\$60,000	\$203,391	\$263,391	\$0	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$315,632	\$315,632	\$0	\$315,632
Leon County - Emergency Medical Service	0.75000	\$315,632	\$315,632	\$0	\$315,632
Children Services Council	0.34770	\$315,632	\$315,632	\$0	\$315,632
School - State Law	3.11800	\$315,632	\$315,632	\$0	\$315,632
School - Local Board	2.24800	\$315,632	\$315,632	\$0	\$315,632
City of Tallahassee	4.40720	\$315,632	\$315,632	\$0	\$315,632
NW FL Water Management	0.02070	\$315,632	\$315,632	\$0	\$315,632

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Multi Family	1983	4,014	400

Characteristics

Tax Year	2025
Stories	3
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	8/4/4
Pool	No

Measurements

Area	Description	SqFt
A0	Main Building	1838
A1	Open Porch Finish	48
A2	Open Porch Finish	48
A3	Utility Finished	36
A4	Open Porch Finish	16

Sketch

