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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 3109202470020	**Location** Additional Locations Not Listed 2176 CAPITAL CIR SE
Owner(s) 41 AVENUE LLC	**Property Use** 1600 - COMMUNITY SHOPPING CENTERS
Mailing Address 13435 SW 104TH TER MIAMI FL 33186-3301	**Parcel Description** SECTION 9 T1S R1E LOT 2 LIMITED PARTITION OR 5716/961 OR 4616/1382
Subdivision UNPLATTED LAND	**Tax District** 1 - CITY
Acreage 0.6500	**Parent Parcel**

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
8/27/2025	$2,725,000	6091/1816	Warranty Deed	Improved
12/23/2013	$100	4616/1382	Quit Claim	Improved
1/10/2013	$100	4474/644	Quit Claim	Improved

Homestead Information

Tax Year	Status	Details
2027	No	
2026	No	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2026	$184,041	$1,198,171	$1,382,212	$0	$0
2025	$184,041	$1,175,819	$1,359,860	$0	$0
2024	$176,963	$4,000	$180,963	$0	$0

2026 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	$1,382,212	$1,382,212	$0	$1,382,212
Leon County - Emergency Medical Service	0.75000	$1,382,212	$1,382,212	$0	$1,382,212
Children Services Council	0.33530	$1,382,212	$1,382,212	$0	$1,382,212
School - State Law	3.09500	$1,382,212	$1,382,212	$0	$1,382,212
School - Local Board	2.24800	$1,382,212	$1,382,212	$0	$1,382,212
City of Tallahassee	4.25730	$1,382,212	$1,382,212	$0	$1,382,212
NW FL Water Management	0.02010	$1,382,212	$1,382,212	$0	$1,382,212

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Commercial	Convenience Center	2024	9,000	380

Characteristics

Tax Year	2026
Improvement Name	
Identical Buildings	1
Units	
Exterior Wall	Siding Avg.
Frame	Rigid Frame
Roof Frame	Bar Joist/Rigid Frame

Measurements

Area	Description	SqFt
A0	Neighborhood Shopping Ctr	9000
A102	Open Porch Finish	160
A103	Open Porch Finish	20
A104	Open Porch Finish	20
A105	Open Porch Finish	20

Sketch

