



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 312123 A0100	Location 3081 MERCHANTS ROW BLVD
Owner(s) MCCABE EDWARD J JOHNSON LINDA K	Property Use 0107 - TOWNHOUSE
Mailing Address 100 J ROBERT WAY # 414 NEW MARKET MN 55054	Parcel Description SOUTHWOOD UNIT 23 15 16 21 & 22 1S 1E LOT 10 BLOCK A OR 2245/40 3489/186
Subdivision SOUTHWOOD UNIT 23	Tax District 1 - CITY
Acreage 0.1200	Parent Parcel 3121200010000

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
6/16/2025	\$295,000	6069/1791	Warranty Deed	Improved
12/29/2022	\$319,000	5805/1771	Warranty Deed	Improved
8/14/2007	\$268,900	3753/1793	Warranty Deed	Improved

Homestead Information

Tax Year	Status	Details
2026	No	
2025	Yes	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$60,000	\$249,315	\$309,315	\$106,588	\$0
2024	\$60,000	\$229,473	\$289,473	\$92,459	\$0
2023	\$55,000	\$215,088	\$270,088	\$78,812	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$309,315	\$202,727	\$50,722	\$152,005
Leon County - Emergency Medical Service	0.75000	\$309,315	\$202,727	\$50,722	\$152,005
Children Services Council	0.34770	\$309,315	\$202,727	\$50,722	\$152,005
School - State Law	3.11800	\$309,315	\$202,727	\$25,000	\$177,727
School - Local Board	2.24800	\$309,315	\$202,727	\$25,000	\$177,727
City of Tallahassee	4.40720	\$309,315	\$202,727	\$50,722	\$152,005
NW FL Water Management	0.02070	\$309,315	\$202,727	\$50,722	\$152,005

Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Townhome	2007	1,818	694

Characteristics

Tax Year	2025
Stories	2
Exterior Wall	Siding Average
Roof Frame	Wood Framed/Truss
Roof Cover	Composition Shingle
Bed/Bath/Half	3/3/1
Pool	No

Measurements

Area	Description	SqFt
A0	Main Building	994
A1	Screen Porch Fin	120
A2	Open Porch Finish	112
A3	Upper Story Finished	824
A4	Det Garage Finsihed	462

Sketch

