



Leon County Property Appraiser - Parcel Details

Printed on: 04/01/2026

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 320450 N0470 | Location 2164 PORTSMOUTH CIR |
| Owner(s) NELSEN KOLTEN | Property Use 0100 - SINGLE FAMILY RESIDENTIAL |
| Mailing Address 2164 PORTSMOUTH CIR TALLAHASSEE FL 32311-9443 | Parcel Description MEADOWS AT WOODRUN UNIT 5 LOT 47 BLOCK N OR 1435/1917 |
| Subdivision MEADOWS AT WOODRUN | Tax District 2 - COUNTY |
| Acreage 0.2400 | Parent Parcel |

Sales Information

| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant |
|------------|------------|-----------|-----------------|-----------------|
| 11/10/2025 | \$195,000 | 6115/1840 | Warranty Deed | Improved |
| 7/17/2020 | \$145,500 | 5467/74 | Warranty Deed | Improved |
| 4/15/2010 | \$128,000 | 4104/562 | Trustee'S Deed | Improved |

Homestead Information

| Tax Year | Status | Details |
|----------|--------|---|
| 2026 | Yes | If no change in ownership occurred before Jan 1, 2026 |
| 2025 | Yes | |

Certified Value History

| Tax Year | Land | Building | Total Market | Homestead Savings | Classified Use |
|----------|----------|-----------|--------------|-------------------|----------------|
| 2025 | \$45,000 | \$123,010 | \$168,010 | \$32,605 | \$0 |
| 2024 | \$45,000 | \$117,196 | \$162,196 | \$30,607 | \$0 |
| 2023 | \$40,000 | \$112,724 | \$152,724 | \$24,968 | \$0 |

2025 Certified Taxable Value

| Taxing Authority | Millage Rate | Market | Assessed | Exempt | Taxable |
|---|--------------|-----------|-----------|----------|-----------|
| Leon County | 8.31440 | \$168,010 | \$135,405 | \$50,722 | \$84,683 |
| Leon County - Emergency Medical Service | 0.75000 | \$168,010 | \$135,405 | \$50,722 | \$84,683 |
| Children Services Council | 0.34770 | \$168,010 | \$135,405 | \$50,722 | \$84,683 |
| School - State Law | 3.11800 | \$168,010 | \$135,405 | \$25,000 | \$110,405 |
| School - Local Board | 2.24800 | \$168,010 | \$135,405 | \$25,000 | \$110,405 |
| NW FL Water Management | 0.02070 | \$168,010 | \$135,405 | \$50,722 | \$84,683 |
| | | | | | |
| | | | | | |

Building

| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
|--------------|---------------|------------|--------------------|----------------|
| Residential | Single Family | 1983 | 1,032 | 320 |

Characteristics

| | |
|---------------|---------------------|
| Tax Year | 2025 |
| Stories | 1 |
| Exterior Wall | Siding Average |
| Roof Frame | Wood Framed/Truss |
| Roof Cover | Composition Shingle |
| Bed/Bath/Half | 3/2/0 |
| Pool | No |

Measurements

| Area | Description | SqFt |
|------|-------------------|------|
| A0 | Main Building | 1032 |
| A1 | Garage Finished | 312 |
| A2 | Open Porch Finish | 8 |
| | | |
| | | |

Sketch

