



## 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 4109204130000	Location 2901 LAKE BRADFORD RD
Owner(s)  BATT BRANDEN WILLIAM SCOTTI DYAN SHEA	Property Use  0100 - SINGLE FAMILY RESIDENTIAL
Mailing Address  2901 S LAKE BRADFORD RD TALLAHASSEE FL 32310-6344	Parcel Description 9 1S 1W 1 A IN SE 1/4 OF SE 1/4 OR 117/613
Subdivision UNPLATTED LAND	Tax District 2 - COUNTY
Acreage 1.0000	Parent Parcel

### Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
10/15/2025	\$215,000	6108/90	Warranty Deed	Improved
6/9/2017	\$123,000	5073/2292	Warranty Deed	Improved
3/17/2004	\$108,000	3059/1119	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	\$62,500	\$104,453	\$166,953	\$58,153	\$0
2024	\$62,500	\$100,911	\$163,411	\$57,677	\$0
2023	\$50,000	\$98,388	\$148,388	\$45,734	\$0

### 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$166,953	\$108,800	\$50,722	\$58,078
Leon County - Emergency Medical Service	0.75000	\$166,953	\$108,800	\$50,722	\$58,078
Children Services Council	0.34770	\$166,953	\$108,800	\$50,722	\$58,078
School - State Law	3.11800	\$166,953	\$108,800	\$25,000	\$83,800
School - Local Board	2.24800	\$166,953	\$108,800	\$25,000	\$83,800
NW FL Water Management	0.02070	\$166,953	\$108,800	\$50,722	\$58,078

## Building

Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1950	1,246	96

### Characteristics

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

### Measurements

Area	Description	SqFt
A0	Main Building	1246
A1	Screen Porch Fin	96

### Sketch

