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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 1107202530000	Location 440 AUDUBON DR	
Owner(s)	Property Use	
WATKINS TONI WATKINS BRETT	0100 - SINGLE FAMILY RESIDENTIAL	
Mailing Address	Parcel Description 7 1N 1E	
38 CECIL MORGAN RD PIKEVILLE TN 37367	IN NE 1/4 OF NW 1/4 A/K/A LOT 4 OR 578/213 2047/896 2395/1942	
Subdivision	Tax District	
UNPLATTED LAND	2 - COUNTY	
Acreage	Parent Parcel	
0.6240	1107202090000	

Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
5/20/2024	\$685,000	5954/2077	Warranty Deed	Improved
8/23/2017	\$425,000	5102/2109	Warranty Deed	Improved
7/1/2000	\$65,000	2395/1942	Warranty Deed	Vacant

Homestead Information

Tax Year	Status	Details
2026	No	
2025	No	

Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2025	\$46,800	\$536,795	\$583,595	\$0	\$0
2024	\$46,800	\$476,191	\$522,991	\$0	\$0
2023	\$46,800	\$463,581	\$510,381	\$120,317	\$0

2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$583,595	\$583,595	\$0	\$583,595
Leon County - Emergency Medical Service	0.75000	\$583,595	\$583,595	\$0	\$583,595
Children Services Council	0.34770	\$583,595	\$583,595	\$0	\$583,595
School - State Law	3.11800	\$583,595	\$583,595	\$0	\$583,595
School - Local Board	2.24800	\$583,595	\$583,595	\$0	\$583,595
NW FL Water Management	0.02070	\$583,595	\$583,595	\$0	\$583,595

Building				
Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	2001	3,327	1,305

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

	Measurements	
Area	Description	SqFt
Α0	Main Building	3327
A 1	A1 Garage Finished	
A2 Open Porch Finish 10		108
А3	Open Porch Finish	450

Sketch

