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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** Location **Additional Locations Not Listed** 4536 MAHAN DR 1123206030000 Owner(s) **Property Use MCGHIN TIMOTHY M** 0100 - SINGLE FAMILY RESIDENTIAL **DUNLAP LAURA R Mailing Address Parcel Description** 23 1N 1E 4524 MAHAN DR IN NE 1/4 OF NE 1/4 OF SW 1/4 TALLAHASSEE FL 32308-5729 DB 229/546 OR 86/96 101/550 **Tax District** Subdivision **UNPLATTED LAND** 2 - COUNTY **Parent Parcel** Acreage 2.2100

Sales Information					
Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant	
10/11/2024	\$260,000	5995/2328	Warranty Deed	Improved	
8/1/2024	\$0	5976/972	Probate	Improved	
1/15/2024	\$0	5922/1246	Probate	Improved	

Homestead Information				
Tax Year	Status	Details		
2026	No			
2025	No			

	Certified Value History					
Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use	
2025	\$99,450	\$156,410	\$255,860	\$0	\$0	
2024	\$99,450	\$151,083	\$250,533	\$127,705	\$0	
2023	\$97,240	\$147,303	\$244,543	\$125,293	\$0	

2025 Certified Taxable Value					
Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$255,860	\$255,860	\$0	\$255,860
Leon County - Emergency Medical Service	0.75000	\$255,860	\$255,860	\$0	\$255,860
Children Services Council	0.34770	\$255,860	\$255,860	\$0	\$255,860
School - State Law	3.11800	\$255,860	\$255,860	\$0	\$255,860
School - Local Board	2.24800	\$255,860	\$255,860	\$0	\$255,860
NW FL Water Management	0.02070	\$255,860	\$255,860	\$0	\$255,860

Building				
Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Residential	Single Family	1998	1,089	1,131

Characteristics			
Tax Year	2025		
Stories	1		
Exterior Wall	Siding Average		
Roof Frame	Wood Framed/Truss		
Roof Cover	Corrugated Metal		
Bed/Bath/Half	2/2/0		
Pool	No		

	Measurements	
Area	Description	SqFt
Α0	Main Building	1089
A1	Garage Finished	693
A2	Open Porch Finish	198
А3	Open Porch Unfin	240

## Sketch

