Printed on: 11/09/2025



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 3209 MAHAN DR OFC 1127202140000 Owner(s) **Property Use DRIVEN BRANDS INC** 1000 - VACANT COMMERCIAL **Mailing Address Parcel Description** SECTION 27 T1N R1E 440 S CHURCH ST STE 700 OR 5808/1513 **CHARLOTTE NC 28202 Tax District** Subdivision **UNPLATTED LAND** 1 - CITY **Parent Parcel** Acreage 2.1166

| Sales Information | | | | | |
|-------------------|-------------|-----------|-----------------|-----------------|--|
| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant | |
| 9/24/2024 | \$2,000,000 | 5992/936 | Warranty Deed | Vacant | |
| 1/5/2023 | \$2,400,000 | 5808/1513 | Warranty Deed | Improved | |
| 8/25/2021 | \$1,750,000 | 5634/198 | Warranty Deed | 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 | \$543,068 | \$0 | \$543,068 | \$0 | \$0 | | |
| 2024 | \$496,918 | \$0 | \$496,918 | \$0 | \$0 | | |
| 2023 | \$472,349 | \$0 | \$472,349 | \$0 | \$0 | | |

| 2025 Certified Taxable Value | | | | | | |
|---|--------------|-----------|-----------|--------|-----------|--|
| Taxing Authority | Millage Rate | Market | Assessed | Exempt | Taxable | |
| Leon County | 8.31440 | \$543,068 | \$543,068 | \$0 | \$543,068 | |
| Leon County - Emergency Medical Service | 0.75000 | \$543,068 | \$543,068 | \$0 | \$543,068 | |
| Children Services Council | 0.34770 | \$543,068 | \$543,068 | \$0 | \$543,068 | |
| School - State Law | 3.11800 | \$543,068 | \$543,068 | \$0 | \$543,068 | |
| School - Local Board | 2.24800 | \$543,068 | \$543,068 | \$0 | \$543,068 | |
| City of Tallahassee | 4.40720 | \$543,068 | \$543,068 | \$0 | \$543,068 | |
| NW FL Water Management | 0.02070 | \$543,068 | \$543,068 | \$0 | \$543,068 | |
| | | | | | | |

| Building | | | | | | | |
|-----------------|---------------|------------|--------------|--------------------|----------------|------|--|
| Building Use | Building Type | Year Built | | Heated/Cooled SqFt | Auxiliary SqFt | | |
| | | | | | | | |
| Characteristics | | | Measurements | | | | |
| | | | Area | Description | | SqFt | |
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Sketch



Sorry, no sketch available for this record