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 1129206100000	Location 1725 MAHAN DR
Owner(s)	Property Use
SIXTH AVENUE VENTURES LLC	1800 - OFFICE BUILDINGS/NONPROF/MULTI
Mailing Address  254 E 6TH AVE TALLAHASSEE FL 32303-6208	Parcel Description 29 1N 1E 1 A IN SE 1/4 OF SW 1/4 OR 1194/2116 1280/1026
Subdivision UNPLATTED LAND	Tax District 1 - CITY
Acreage 1.0000	Parent Parcel

#### **Sales Information**

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
8/5/2024	\$1,440,000	5977/1064	Warranty Deed	Improved
1/10/2017	\$771,000	5015/1400	Warranty Deed	Improved
8/11/2016	\$519,400	4962/948	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	\$176,963	\$970,655	\$1,147,618	\$0	\$0
2024	\$169,884	\$788,989	\$958,873	\$0	\$0
2023	\$162,806	\$704,088	\$866,894	\$0	\$0

### 2025 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$1,147,618	\$1,147,618	\$0	\$1,147,618
Leon County - Emergency Medical Service	0.75000	\$1,147,618	\$1,147,618	\$0	\$1,147,618
Children Services Council	0.34770	\$1,147,618	\$1,147,618	\$0	\$1,147,618
School - State Law	3.11800	\$1,147,618	\$1,147,618	\$0	\$1,147,618
School - Local Board	2.24800	\$1,147,618	\$1,147,618	\$0	\$1,147,618
City of Tallahassee	4.40720	\$1,147,618	\$1,147,618	\$0	\$1,147,618
NW FL Water Management	0.02070	\$1,147,618	\$1,147,618	\$0	\$1,147,618

		Building		
Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt
Commercial	Office	1987	12,451	2,575

Characteristics				
Tax Year	2025			
Improvement Name	Improvement Name			
Identical Buildings	1			
Units				
Exterior Wall	Siding Avg.			
Frame	Rigid Frame			
Roof Frame	Bar Joist/Rigid Frame			

Measurements		
Area	Description	SqFt
A0	Office Building	4817
<b>A</b> 1	Open Porch Finish	575
A2	Office Building - Bsmt 28	
А3	Utility Unfinished	434
A4	Utility Finished	1436

## Sketch

