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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 **451 GEDDIE RD** 2223204010000 Owner(s) **Property Use** THERMA-SAVE LLC 4100 - LIGHT INDUSTRIAL **Mailing Address Parcel Description SECTION 23 T1N R2W** 355 INDUSTRIAL PARK OR 6092/802 **MONTICELLO FL 32344-6372 Tax District** Subdivision **UNPLATTED LAND** 2 - COUNTY **Parent Parcel** Acreage 7.3500

| Sales Information  |           |           |               |          |  |
|--|-----------|-----------|---------------|----------|--|
| Sale Date Sale Price Book/Page Instrument Type Improved/Vacant |           |           |               |          |  |
| 8/27/2025  | \$737,000 | 6092/802  | Warranty Deed | Improved |  |
| 8/4/2022   | \$100     | 5766/2398 | Quit Claim    | Improved |  |
| 5/1/1996   | \$144,000 | 1912/0419 | 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     | \$91,567                | \$167,389 | \$258,956    | \$0               | \$0            |  |
| 2024     | \$87,405                | \$164,236 | \$251,641    | \$0               | \$0            |  |
| 2023     | \$83,243                | \$140,869 | \$224,112    | \$0               | \$0            |  |

| 2025 Certified Taxable Value            |              |           |           |        |           |
|---|--------------|-----------|-----------|--------|-----------|
| Taxing Authority                        | Millage Rate | Market    | Assessed  | Exempt | Taxable   |
| Leon County                             | 8.31440      | \$258,956 | \$258,956 | \$0    | \$258,956 |
| Leon County - Emergency Medical Service | 0.75000      | \$258,956 | \$258,956 | \$0    | \$258,956 |
| Children Services Council               | 0.34770      | \$258,956 | \$258,956 | \$0    | \$258,956 |
| School - State Law                      | 3.11800      | \$258,956 | \$258,956 | \$0    | \$258,956 |
| School - Local Board                    | 2.24800      | \$258,956 | \$258,956 | \$0    | \$258,956 |
| NW FL Water Management                  | 0.02070      | \$258,956 | \$258,956 | \$0    | \$258,956 |
|   |              |           |           |        |           |
|   |              |           |           |        |           |

| Building     |                     |            |                    |                |
|--------------|---------------------|------------|--------------------|----------------|
| Building Use | Building Type       | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
| Commercial   | Light Manufacturing | 1968       | 10,280             | 1,024          |

| Characteristics                  |                   |  |  |
|----------------------------------|-------------------|--|--|
| Tax Year                         | 2025              |  |  |
| Improvement Name                 | Improvement Name  |  |  |
| Identical Buildings 1            |                   |  |  |
| Units                            |                   |  |  |
| Exterior Wall                    | Prefinished Metal |  |  |
| Frame                            | Rigid Frame       |  |  |
| Roof Frame Steel Truss & Purlins |                   |  |  |

| Measurements |                          |       |  |  |
|--------------|--------------------------|-------|--|--|
| Area         | Description              | SqFt  |  |  |
| Α0           | Industrials, Light Mftg. | 10280 |  |  |
| A1           | Open Porch Finish        | 1024  |  |  |
|              |                          |       |  |  |
|              |                          |       |  |  |
|              |                          |       |  |  |

## Sketch

