



## Leon County Property Appraiser - Parcel Details

Printed on: 07/27/2025

The Tax Roll is compiled by Legal Descriptions recorded in the Public Records of Leon County. Location addresses are not used in the preparation of the Tax Roll. They should not be used for title searches or preparation of legal documents.

### Parcel Summary

Parcel Number 2422204010020	Location 2169 CLIPPYS DR
Owner(s) PHIPPS IAN	Property Use 9900 - VACANT ACREAGE, NOT AGRI
Mailing Address 2169 CLIPPYS DR TALLAHASSEE FL 32312-7047	Legal 27 2N 1W 11.44 A IN EAST HALF OF SECT OR 1707/1629 2245/924 LOT 2 OF A 9 LOT LTD PARTITION
Subdivision UNPLATTED LAND	Tax District 2 - COUNTY
Acreage 11.4400	Parent Parcel 2422204010000

### Sales Information

Sale Date	Sale Price	Book/Page	Instrument Type	Improved/Vacant
12/13/2024	\$400,000	6015/1323	Warranty Deed	Vacant
3/1/2006	\$100	3465/1479	Quit Claim	Vacant
4/1/1999	\$297,500	2245/0924	Quit Claim	Vacant

### Homestead Information

Tax Year	Status	Details
2025	No	
2024	No	

### Certified Value History

Tax Year	Land	Building	Total Market	Homestead Savings	Classified Use
2024	\$91,520	\$0	\$91,520	\$0	\$0
2023	\$91,520	\$0	\$91,520	\$0	\$0
2022	\$91,520	\$0	\$91,520	\$0	\$0

### 2024 Certified Taxable Value

Taxing Authority	Millage Rate	Market	Assessed	Exempt	Taxable
Leon County	8.31440	\$91,520	\$59,346	\$0	\$59,346
Leon County - Emergency Medical Service	0.75000	\$91,520	\$59,346	\$0	\$59,346
Children Services Council	0.34770	\$91,520	\$59,346	\$0	\$59,346
School - State Law	3.13600	\$91,520	\$91,520	\$0	\$91,520
School - Local Board	2.24800	\$91,520	\$91,520	\$0	\$91,520
NW FL Water Management	0.02180	\$91,520	\$59,346	\$0	\$59,346

Building

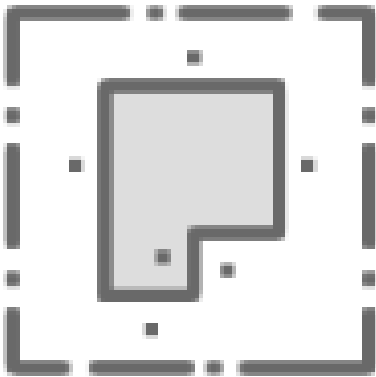
Building Use	Building Type	Year Built	Heated/Cooled SqFt	Auxiliary SqFt

Characteristics


Measurements

Area	Description	SqFt

Sketch



Sorry, no sketch available  
for this record