Printed on: 11/09/2025



UNPLATTED LAND

Acreage 0.3400

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 3106200010000 1110 S MAGNOLIA DR Owner(s) **Property Use JAI AMBE PROPERTY 5 LLC** 1700 - OFFICE BUILDINGS/NONPROF/ONE **Mailing Address Parcel Description SECTION 6 T1S R1E** 2224 UPLAND WAY OR 4601/1777 DB 31/487 136/256 TALLAHASSEE FL 32311-3497 **Tax District** Subdivision

1 - CITY

Parent Parcel

| Sales Information | | | | |
|-------------------|------------|-----------|-----------------|-----------------|
| Sale Date | Sale Price | Book/Page | Instrument Type | Improved/Vacant |
| 7/26/2024 | \$265,000 | 5974/354 | Warranty Deed | Improved |
| 7/23/2024 | \$100 | 5974/352 | Corrective Deed | Improved |
| 11/14/2013 | \$100 | 4601/1777 | 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 | \$32,767 | \$104,308 | \$137,075 | \$0 | \$0 |
| 2024 | \$31,656 | \$97,959 | \$129,615 | \$0 | \$0 |
| 2023 | \$30,546 | \$94,766 | \$125,312 | \$0 | \$0 |

| 2025 Certified Taxable Value | | | | | |
|---|--------------|-----------|-----------|--------|-----------|
| Taxing Authority | Millage Rate | Market | Assessed | Exempt | Taxable |
| Leon County | 8.31440 | \$137,075 | \$137,075 | \$0 | \$137,075 |
| Leon County - Emergency Medical Service | 0.75000 | \$137,075 | \$137,075 | \$0 | \$137,075 |
| Children Services Council | 0.34770 | \$137,075 | \$137,075 | \$0 | \$137,075 |
| School - State Law | 3.11800 | \$137,075 | \$137,075 | \$0 | \$137,075 |
| School - Local Board | 2.24800 | \$137,075 | \$137,075 | \$0 | \$137,075 |
| City of Tallahassee | 4.40720 | \$137,075 | \$137,075 | \$0 | \$137,075 |
| NW FL Water Management | 0.02070 | \$137,075 | \$137,075 | \$0 | \$137,075 |
| | | | | | |

| Building | | | | |
|--------------|-----------------------|------------|--------------------|----------------|
| Building Use | Building Type | Year Built | Heated/Cooled SqFt | Auxiliary SqFt |
| Commercial | Office/SfI Conversion | 1930 | 1,612 | 204 |

| Characteristics | | |
|---------------------|-------------------|--|
| Tax Year | 2025 | |
| Improvement Name | | |
| Identical Buildings | 1 | |
| Units | | |
| Exterior Wall | Siding Below Avg. | |
| Frame | Wood Beam & Col. | |
| Roof Frame | Gable & Hip | |

| | Measurements | |
|------|-----------------------|------|
| Area | Description | SqFt |
| Α0 | Office/SfI Conversion | 1612 |
| A1 | Open Porch Finish | 180 |
| A4 | Open Porch Unfin | 24 |
| | | |
| | | |

Sketch

