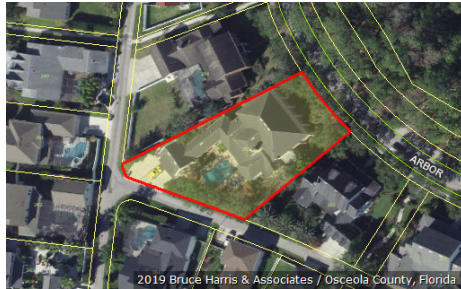




Katrina S. Scarborough, CFA, CCF, MCF
 Osceola County Property Appraiser
 www.property-appraiser.org
 Osceola County Government Center
 2505 East Irl Bronson Memorial Hwy, Kissimmee, FL 34744
 Ph: (407) 742-5000 Fax:(407) 742-4900

Parcel: 07-25-28-2783-0001-2830



Owner Information

Owner Name MCCOLLUM FLOYD
 MCCOLLUM ELIZABETH

Mailing Address 422 ARBOR CIR
 CELEBRATION, FL 34747

Physical Address 412 ARBOR CIR, CELEBRATION FL 34747

Description SINGLE FAMILY-IMPROVED

Tax District 300 - OSCEOLA COUNTY

Tax Values

Current Values

Current Value represents working appraised values as of 07/19/2019, which are subject to change prior to certification

Land	\$137,300
AG Benefit	\$0
Extra Features	\$22,700
Buildings	\$1,170,200
Appraised(just)	\$1,330,200
Assessed(estimated)	\$1,330,200
Exemption(estimated)	\$0
Taxable(estimated)	\$1,330,200

* Assessed Values Reflect Adjustments for Agricultural Classification and/or the Save Our Homes Cap

Certified Values

Certified Value represents certified values that appeared on the tax roll as of 10/01/2018

Land	\$137,300
AG Benefit	\$0
Extra Features	\$23,700
Buildings	\$1,140,000
Appraised(just)	\$1,301,000
Assessed*	\$1,301,000
Exemption	\$0
Taxable	\$1,301,000

* Assessed Values Reflect Adjustments for Agricultural Classification and/or the Save Our Homes Cap

Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	5497-1045	\$1,380,000	2019-03-20	WD
1	5471-0583	\$1,180,000	2018-11-21	SW
2	5365-1069	\$100	2018-07-10	CT
3	4840-0130	\$100	2015-09-08	WD
4	3539-1506	\$2,650,000	2007-07-30	WD
5	2216-0401	\$1,225,000	2003-03-21	WD
6	1359-0795	\$0	1996-10-25	QC
7	1359-0791	\$108,500	1996-10-25	SW

Land Information - Total Acreage: 0.41

Land Description	Units	Depth	Land Type	Land Value
ESTATE	1.00	177.00	LT	\$137,300

Extra Features

Extra Feature	Units	Year Built	Feature Value
SWIMMING POOL(IN GROUND ONLY) GOOD	684	1997	\$12,312
FIREPLACE-PREFABRICATED GOOD	2	1997	\$3,380
CONCRETE/CONCRETE BLOCK WALL GOOD	912	1997	\$3,557
BRICK/TILE PAD/PATIO	1242	1997	\$3,416

Building Information**Building 1**

Description	SINGLE FAMILY	Bedrooms	5
Year Built	1997	Bathrooms	6
Value	\$1,170,200	Fixtures	
Actual Area	10032	Roof Cover	4 COMPOSITE SHINGLE
Heated Area	5969	Exterior Wall	(0.30) 6 SIDING ABOVE AVERAGE (0.70) 7 FRAME STUCCO

Building 1 subarea

Description	Code	Year Built	Total Sketched Area
BASE AREA	BAS	1997	3691
OPEN PORCH FINISHED	OPF	1997	320
OPEN PORCH FINISHED	OPF	1997	1130
UPPER STORY FINISHED	USF	1997	1729
OPEN PORCH FINISHED	OPF	1997	1130
OPEN PORCH FINISHED	OPF	1997	505
GARAGE FINISHED	GRF	1997	870
TRELIS COVERED	TRL	1997	108
APARTMENT-RESIDENTIAL	APT	1997	549

Legal Description

Legal Description CELEBRATION VILLAGE UNIT 2 PB 8 PG 185-212 LOT 283 08/25/28

Building 1 Property Photo



07-25-28-2783-0001-2830 11/28/2007

Building 1 Sketch

