



Katrina S. Scarborough, CFA, CCF, MCF
Osceola County Property Appraiser
 www.property-appraiser.org
 Osceola County Government Center
 2505 East Irlo Bronson Memorial Hwy, Kissimmee, FL 34744
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Parcel: 07-25-28-2816-0001-0610



Owner Information

Owner Name HAMMER MICHAEL SCOTT
 HAMMER LISA LORRAINE

Mailing Address 2254 TIMOTHY DR
 GLENVIEW, IL 60026

Physical Address 806 SPRING PARK LOOP, CELEBRATION FL 34747

Description SINGLE FAMILY-IMPROVED

Tax District 300 - OSCEOLA COUNTY

Tax Values

Current Values

Current Value represents working appraised values as of 10/19/2020, which are subject to change prior to certification

Land	\$109,600
AG Benefit	\$0
Extra Features	\$12,200
Buildings	\$443,700
Appraised(just)	\$565,500
Assessed(estimated)	\$565,500
Exemption(estimated)	\$0
Taxable(estimated)	\$565,500

* 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 10/02/2020

Land	\$109,600
AG Benefit	\$0
Extra Features	\$12,400
Buildings	\$446,700
Appraised(just)	\$568,700
Assessed*	\$568,700
Exemption	\$0
Taxable	\$568,700

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

Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	5788-2839	\$850,000	2020-08-28	WD
1	5033-2809	\$100	2016-09-29	QC
2	4161-2246	\$540,000	2011-07-22	WD
3	1755-1252	\$488,100	2000-07-03	WD
4	1639-0846	\$0	1999-07-16	QC
5	1639-0849	\$0	1999-07-16	SW
6	1639-0684	\$0	1999-07-14	QC

Land Information - Total Acreage: 0.30

Land Description	Units	Depth	Land Type	Land Value
VILLAGE	1.00	0.00	LT	\$109,600

Extra Features

Extra Feature	Units	Year Built	Feature Value
FIREPLACE-PREFABRICATED GOOD	1	2000	\$1,768
SWIMMING POOL(IN GROUND ONLY) GOOD	320	2000	\$5,760
POOL DECK AVERAGE	300	2000	\$612
SPA/HOT TUB-IN GROUND GOOD	20	2000	\$880
VINYL FENCE-6 FT HIGH AVERAGE	106	2013	\$1,297
BRICK/TILE PAD/PATIO	124	2012	\$539
BRICK/TILE PAD/PATIO	288	2012	\$1,253

Building Information

Building 1			
Description	SINGLE FAMILY	Bedrooms	4
Year Built	2000	Bathrooms	3
Value	\$443,700	Fixtures	
Actual Area	3916	Roof Cover	4 COMPOSITE SHINGLE
Heated Area	2730	Exterior Wall	(1.00) 6 SIDING ABOVE AVERAGE

Building 1 subarea			
Description	Code	Year Built	Total Sketched Area
BASE AREA	BAS	2000	2730
OPEN PORCH FINISHED	OPF	2000	296
OPEN PORCH FINISHED	OPF	2000	160
GARAGE FINISHED	GRF	2000	730

Legal Description

Legal Description	CELEBRATION SOUTH VILLAGE UNIT 2 PB 11 PG 13-21 LOT 61 18/25/28
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Building 1 Property Photo



Building 1 Sketch

