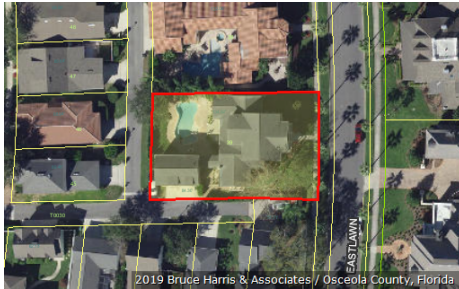




Katrina S. Scarborough, CFA, CCF, MCF
 Osceola County Property Appraiser
 www.property-appraiser.org
 Osceola County Government Center
 2505 East Irlow Bronson Memorial Hwy, Kissimmee, FL 34744
 Ph: (407) 742-5000 Fax:(407) 742-4900

Parcel: 07-25-28-2831-0001-0390



Owner Information

Owner Name	UPPER INVESTMENT GROUP LLC
Mailing Address	726 EASTLAWN DR CELEBRATION, FL 34747
Physical Address	726 EASTLAWN DR, CELEBRATION FL 34747
Description	SINGLE FAMILY-IMPROVED
Tax District	300 - OSCEOLA COUNTY

Tax Values

Current Values		Certified Values	
Current Value represents working appraised values as of 07/19/2019, which are subject to change prior to certification		Certified Value represents certified values that appeared on the tax roll as of 10/01/2018	
Land	\$92,200	Land	\$92,200
AG Benefit	\$0	AG Benefit	\$0
Extra Features	\$21,500	Extra Features	\$23,600
Buildings	\$707,300	Buildings	\$595,500
Appraised(just)	\$821,000	Appraised(just)	\$711,300
Assessed(estimated)	\$724,814	Assessed*	\$711,300
Exemption(estimated)	\$50,000	Exemption	\$50,000
Taxable(estimated)	\$674,814	Taxable	\$661,300
* Assessed Values Reflect Adjustments for Agricultural Classification and/or the Save Our Homes Cap		* Assessed Values Reflect Adjustments for Agricultural Classification and/or the Save Our Homes Cap	

Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	5504-0709	\$1,150,000	2019-04-01	WD
1	4822-1881	\$830,000	2015-07-30	SW
2	4762-0015	\$100	2015-04-07	CT
3	2797-2293	\$1,070,000	2005-04-28	WD
4	2576-2670	\$824,900	2004-07-30	WD
5	2091-0566	\$567,000	2002-07-30	SW
6	1939-2147	\$0	2001-09-19	QC
7	1939-2141	\$728,900	2001-09-19	SW
8	1884-2840	\$0	2001-05-03	QC

Land Information - Total Acreage: 0.27

Land Description	Units	Depth	Land Type	Land Value
VILLAGE	1.00	0.00	LT	\$92,200

Extra Features

Extra Feature	Units	Year Built	Feature Value
SWIMMING POOL(IN GROUND ONLY) GOOD	392	2007	\$11,290
SPA/HOT TUB-IN GROUND GOOD	54	2007	\$3,802
POOL DECK GOOD	1578	2007	\$5,089
METAL FENCING 4 FT HIGH AVERAGE	106	2007	\$1,266

Building Information

Building 1			
Description	SINGLE FAMILY	Bedrooms	5
Year Built	2002	Bathrooms	4
Value	\$707,300	Fixtures	
Actual Area	5678	Roof Cover	4 COMPOSITE SHINGLE
Heated Area	4287	Exterior Wall	(1.00) 10 CONCRETE BLOCK STUCCO

Building 1 subarea			
Description	Code	Year Built	Total Sketched Area
BASE AREA	BAS	2002	2337
OPEN PORCH FINISHED	OPF	2002	144
DETACHED GARAGE FINISHED	DGF	2002	726
UPPER STORY FINISHED	USF	2002	1224
SCREEN PORCH FINISHED	SPF	2002	345
APARTMENT-RESIDENTIAL	APT	2002	726
OPEN PORCH FINISHED	OPF	2002	176

Legal Description

Legal Description CELEBRATION EAST VILLAGE UNIT 1 PB 12 PGS 178-197 LOT 39

Building 1 Property Photo



07-25-28-2831-0001-0390 11/29/2007