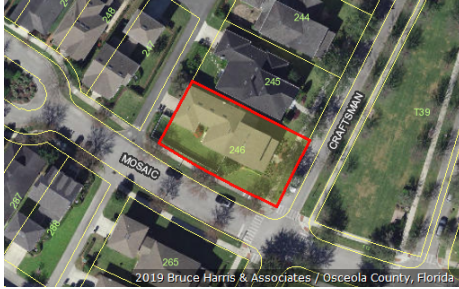




Katrina S. Scarborough, CFA, CCF, MCF
Osceola County Property Appraiser
 www.property-appraiser.org
 Osceola County Government Center
 2505 East Irlo Bronson Memorial Hwy, Kissimmee, FL 34744
 Ph: (407) 742-5000 Fax:(407) 742-4900

Parcel: 07-25-28-2847-0001-2460



Owner Information

Owner Name PATRICK D GRINNALS & REBECCA M GRINNALS REV TR
 GRINNALS PATRICK DANIEL TR
 GRINNALS REBECCA MILLER TR

Mailing Address 1406 CRAFTSMAN AVE WEST
 CELEBRATION, FL 34747

Physical Address 1406 CRAFTSMAN AVE W, 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	\$72,000
AG Benefit	\$0
Extra Features	\$900
Buildings	\$462,200
Appraised(just)	\$535,100
Assessed(estimated)	\$445,261
Exemption(estimated)	\$50,000
Taxable(estimated)	\$395,261

* 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	\$72,000
AG Benefit	\$0
Extra Features	\$1,000
Buildings	\$433,600
Appraised(just)	\$506,600
Assessed*	\$436,959
Exemption	\$50,000
Taxable	\$386,959

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

Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	5330-0859	\$100	2018-05-01	WD
1	3176-1116	\$819,500	2006-05-25	SW
2	2309-1957	\$100	2003-08-05	QC
3	2309-1944	\$7,599,200	2003-08-05	WD

Land Information - Total Acreage: 0.18

Land Description	Units	Depth	Land Type	Land Value
COTTAGE	1.00	0.00	LT	\$72,000

Extra Features

Extra Feature	Units	Year Built	Feature Value
VINYL FENCE-6 FT HIGH AVERAGE	108	2006	\$933

Building Information

Building 1			
Description	SINGLE FAMILY	Bedrooms	4
Year Built	2006	Bathrooms	2
Value	\$462,200	Fixtures	
Actual Area	4085	Roof Cover	4 COMPOSITE SHINGLE
Heated Area	3179	Exterior Wall	(0.30) 7 FRAME STUCCO (0.70) 10 CONCRETE BLOCK STUCCO

Building 1 subarea			
Description	Code	Year Built	Total Sketched Area
BASE AREA	BAS	2006	2280
GARAGE FINISHED	GRF	2006	484
OPEN PORCH FINISHED	OPF	2006	78
SCREEN PORCH FINISHED	SPF	2006	96
OPEN PORCH FINISHED	OPF	2006	248
UPPER STORY FINISHED	USF	2006	899

Legal Description

Legal Description	CELEBRATION AREA 5 PB 15 PGS 44-98 LOT 246 19-25-28
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Building 1 Property Photo



07-25-28-2847-0001-2460 11/28/2007

Building 1 Sketch

