



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

## Parcel: 07-25-28-3239-0001-1650



### Owner Information

<b>Owner Name</b>	STRAUSS MEGAN E
<b>Mailing Address</b>	1592 CASTILE ST KISSIMMEE, FL 34747
<b>Physical Address</b>	1592 CASTILE ST, CELEBRATION FL 34747
<b>Description</b>	SINGLE FAMILY-IMPROVED
<b>Tax District</b>	300 - OSCEOLA COUNTY

### Tax Values

Current Values		Certified Values	
<b>Current Value represents working appraised values as of 05/09/2021, which are subject to change prior to certification</b>		<b>Certified Value represents certified values that appeared on the tax roll as of 02/04/2021</b>	
Land	\$47,000	Land	\$47,000
AG Benefit	\$0	AG Benefit	\$0
Extra Features	\$300	Extra Features	\$300
Buildings	\$315,400	Buildings	\$311,100
Appraised(just)	\$362,700	Appraised(just)	\$358,400
Assessed(estimated)	\$362,700	Assessed*	\$358,400
Exemption(estimated)	\$50,000	Exemption	\$0
Taxable(estimated)	\$312,700	Taxable	\$358,400
* 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	5844-2910	\$460,000	2020-12-03	WD
1	5265-1138	\$390,000	2017-11-30	WD
2	4675-1787	\$376,600	2014-09-26	WD
3	4548-0832	\$820,600	2013-12-18	WD

**Land Information - Total Acreage: 0.06**

Land Description	Units	Depth	Land Type	Land Value
BUNGALOW	1.00	0.00	LT	\$47,000

**Extra Features**

Extra Feature	Units	Year Built	Feature Value
VINYL FENCE-6 FT HIGH AVERAGE	21	2014	\$272

**Building Information**

Building 1			
<b>Description</b>	SINGLE FAMILY	<b>Bedrooms</b>	3
<b>Year Built</b>	2014	<b>Bathrooms</b>	2
<b>Value</b>	\$315,400	<b>Fixtures</b>	
<b>Actual Area</b>	2499	<b>Roof Cover</b>	4 COMPOSITE SHINGLE
<b>Heated Area</b>	1875	<b>Exterior Wall</b>	(0.50) 24 FRAME HARDIBOARD   (0.50) 25 CONCRETE BLOCK HARDIBOARD

Building 1 subarea			
Description	Code	Year Built	Total Sketched Area
OPEN PORCH FINISHED	OPF	2014	40
BASE AREA	BAS	2014	852
OPEN PORCH FINISHED	OPF	2014	164
GARAGE FINISHED	GRF	2014	420
UPPER STORY FINISHED	USF	2014	1023

**Legal Description**

<b>Legal Description</b>	CELEBRATION SOUTH VLG UNIT 4 REPLAT NO 1 PB 22 PGS 89-100 LOT 165
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# Building 1 Sketch

