



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: 07-25-28-3248-0001-0590



### Owner Information

**Owner Name** WILEY DAVID R JR  
 WILEY MELISSA M

**Mailing Address** 1537 CASTILE ST  
 CELEBRATION, FL 34747

**Physical Address** 1537 CASTILE ST, CELEBRATION FL 34747

**Description** SINGLE FAMILY-IMPROVED

**Tax District** 300 - OSCEOLA COUNTY

### Tax Values

#### Current Values

Current Value represents working appraised values as of 06/20/2021, which are subject to change prior to certification

Land	\$47,000
AG Benefit	\$0
Extra Features	\$600
Buildings	\$387,000
Appraised(just)	\$434,600
Assessed(estimated)	\$434,600
Exemption(estimated)	\$0
Taxable(estimated)	\$434,600

\* 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 02/04/2021

Land	\$47,000
AG Benefit	\$0
Extra Features	\$600
Buildings	\$376,500
Appraised(just)	\$424,100
Assessed*	\$424,100
Exemption	\$0
Taxable	\$424,100

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

### Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	5964-1555	\$520,000	2021-04-23	WD
1	5201-0225	\$100	2017-07-31	QC
2	5043-2701	\$0	2016-10-20	CD
3	5034-2975	\$440,000	2016-09-29	WD
4	4757-2004	\$1,264,800	2015-03-27	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	14	2016	\$202
BRICK/TILE PAD/PATIO	90	2016	\$423

**Building Information**

Building 1			
<b>Description</b>	SINGLE FAMILY	<b>Bedrooms</b>	4
<b>Year Built</b>	2016	<b>Bathrooms</b>	2
<b>Value</b>	\$387,000	<b>Fixtures</b>	
<b>Actual Area</b>	3105	<b>Roof Cover</b>	4 COMPOSITE SHINGLE
<b>Heated Area</b>	2319	<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
GARAGE FINISHED	GRF	2016	564
UPPER STORY FINISHED	USF	2016	1455
BASE AREA	BAS	2016	864
OPEN PORCH FINISHED	OPF	2016	144
OPEN PORCH FINISHED	OPF	2016	54
OPEN PORCH FINISHED	OPF	2016	24

**Legal Description**

**Legal Description** CELEBRATION SOUTH VLG UNIT 4 REPLAT NO 2 PB 23 PG 16-21 LOT 59



