



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: 07-25-28-3248-0001-0760



Owner Information

| | |
|-------------------------|--|
| Owner Name | CONCANNON MAE |
| Mailing Address | 18 CARNEER AVE ROTHERFORD, NJ 07070 |
| Physical Address | 1566 CASTILE ST, 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 | \$47,000 | Land | \$47,000 |
| AG Benefit | \$0 | AG Benefit | \$0 |
| Extra Features | \$1,000 | Extra Features | \$900 |
| Buildings | \$301,800 | Buildings | \$303,200 |
| Appraised(just) | \$349,800 | Appraised(just) | \$351,100 |
| Assessed(estimated) | \$349,800 | Assessed* | \$351,100 |
| Exemption(estimated) | \$50,000 | Exemption | \$50,000 |
| Taxable(estimated) | \$299,800 | Taxable | \$301,100 |
| * 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 | 5504-0678 | \$440,000 | 2019-03-27 | WD |
| 1 | 5396-2867 | \$100 | 2018-08-27 | WD |
| 2 | 4803-0887 | \$385,100 | 2015-06-30 | WD |
| 3 | 4665-2135 | \$1,172,000 | 2014-09-12 | WD |

Land Information - Total Acreage: 0.05

| 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 | 2015 | \$212 |
| BRICK/TILE PAD/PATIO | 160 | 2015 | \$760 |

Building Information

| Building 1 | | | |
|--------------------|---------------|----------------------|---|
| Description | SINGLE FAMILY | Bedrooms | 3 |
| Year Built | 2015 | Bathrooms | 2 |
| Value | \$301,800 | Fixtures | |
| Actual Area | 2499 | Roof Cover | 4 COMPOSITE SHINGLE |
| Heated Area | 1875 | Exterior Wall | (0.50) 24 FRAME HARDIBOARD (0.50) 25 CONCRETE BLOCK HARDIBOARD |

Building 1 subarea

| Description | Code | Year Built | Total Sketched Area |
|----------------------|------|------------|---------------------|
| GARAGE FINISHED | GRF | 2015 | 420 |
| BASE AREA | BAS | 2015 | 852 |
| OPEN PORCH FINISHED | OPF | 2015 | 164 |
| UPPER STORY FINISHED | USF | 2015 | 1023 |
| OPEN PORCH FINISHED | OPF | 2015 | 40 |
| OPEN AREA / NO VALUE | OPA | 2015 | 64 |

Legal Description

Legal Description CELEBRATION SOUTH VLG UNIT 4 REPLAT NO 2 PB 23 PG 16-21 LOT 76

Building 1 Property Photo



Building 1 Sketch

