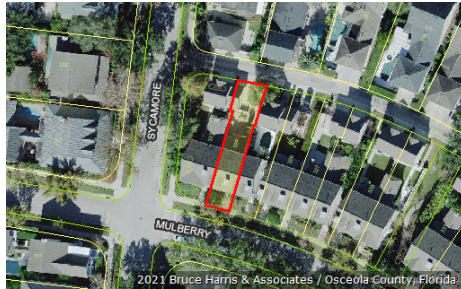




Katrina S. Scarborough, CFA, CCF, MCF  
 Osceola County Property Appraiser  
 www.property-appraiser.org  
 Osceola County Government Center  
 2505 East Irlu Bronson Memorial Hwy, Kissimmee, FL 34744  
 Ph: (407) 742-5000 Fax:( 407) 742-4900

## Parcel: 07-25-28-4118-0001-3240



### Owner Information

**Owner Name** CULVER MARISSA DEAN

**Mailing Address** 647 MULBERRY AVE  
 CELEBRATION, FL 34747

**Physical Address** 647 MULBERRY AVE, CELEBRATION FL 34747

**Description** SINGLE FAMILY-IMPROVED

**Tax District** 300 - OSCEOLA COUNTY

### Tax Values

#### Current Values

**Current Value represents working appraised values as of 05/09/2021, which are subject to change prior to certification**

Land	\$35,000
AG Benefit	\$0
Extra Features	\$1,700
Buildings	\$360,000
Appraised(just)	\$396,700
Assessed(estimated)	\$310,071
Exemption(estimated)	\$50,000
Taxable(estimated)	\$260,071

\* 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	\$35,000
AG Benefit	\$0
Extra Features	\$1,900
Buildings	\$286,500
Appraised(just)	\$323,400
Assessed*	\$305,790
Exemption	\$50,000
Taxable	\$255,790

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

### Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	5911-1876	\$419,000	2021-03-09	WD
1	4846-1344	\$415,000	2015-09-18	WD
2	4184-0491	\$100	2011-09-26	WD
3	2525-1009	\$316,400	2004-05-07	WD
4	1601-0946	\$234,900	1999-03-25	WD
5	1370-2764	\$194,100	1996-12-31	SW

**Land Information - Total Acreage: 0.06**

Land Description	Units	Depth	Land Type	Land Value
TOWNHOUSE LOT	1.00	120.00	LT	\$35,000

**Extra Features**

Extra Feature	Units	Year Built	Feature Value
FIREPLACE-PREFABRICATED GOOD	1	1996	\$1,482
METAL FENCING 4 FT HIGH AVERAGE	22	1996	\$146
WOOD FENCE-6 FT HIGH AVERAGE	50	1996	\$140

**Building Information**

Building 1			
<b>Description</b>	TOWNHOUSE / ROWHOUSE	<b>Bedrooms</b>	2
<b>Year Built</b>	1996	<b>Bathrooms</b>	3
<b>Value</b>	\$360,000	<b>Fixtures</b>	
<b>Actual Area</b>	2546	<b>Roof Cover</b>	4 COMPOSITE SHINGLE
<b>Heated Area</b>	2128	<b>Exterior Wall</b>	(0.30) 7 FRAME STUCCO   (0.70) 10 CONCRETE BLOCK STUCCO

Building 1 subarea			
Description	Code	Year Built	Total Sketched Area
UPPER STORY FINISHED	USF	1996	440
UPPER STORY FINISHED	USF	1996	732
BASE AREA	BAS	1996	956
DETACHED GARAGE FINISHED	DGF	1996	220
CARPORT UNFINISHED	CPU	1996	198

**Legal Description**

**Legal Description** MEETING HOUSE GREEN REP #6 CELEBRATION VILL 2 PB 9 PG 76-77 LOT 324

Building 1 Property Photo



07-25-28-4118-0001-3240 11/20/2007

# Building 1 Sketch

