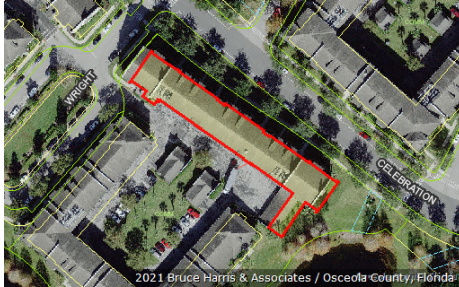




Katrina S. Scarborough, CFA, CCF, MCF  
 Osceola County Property Appraiser  
 www.property-appraiser.org  
 Osceola County Government Center  
 2505 East Irlo Bronson Memorial Hwy, Kissimmee, FL 34744  
 Ph: (407) 742-5000 Fax: (407) 742-4900

## Parcel: 19-25-28-2954-0002-2010



### Owner Information

<b>Owner Name</b>	SIMS MICHAEL SIMS NANCY
<b>Mailing Address</b>	1400 CELEBRATION AVE APT 201 KISSIMMEE, FL 34747-4098
<b>Physical Address</b>	1400 CELEBRATION AVE, UNIT 201, CELEBRATION FL 34747
<b>Description</b>	CONDOMINIUM-IMPROVED
<b>Tax District</b>	300 - OSCEOLA COUNTY

### Tax Values

Current Values		Certified Values	
<b>Current Value represents working appraised values as of 11/29/2021, which are subject to change prior to certification</b>		<b>Certified Value represents certified values that appeared on the tax roll as of 10/04/2021</b>	
Land	\$0	Land	\$0
AG Benefit	\$0	AG Benefit	\$0
Extra Features	\$0	Extra Features	\$0
Buildings	\$262,700	Buildings	\$265,800
Appraised(just)	\$262,700	Appraised(just)	\$265,800
Assessed(estimated)	\$262,700	Assessed*	\$251,589
Exemption(estimated)	\$0	Exemption	\$50,000
Taxable(estimated)	\$262,700	Taxable	\$201,589
* 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	5987-1381	\$375,000	2021-06-17	WD
1	4528-1025	\$288,500	2013-11-05	SW
2	4328-1435	\$238,400	2012-08-31	WD
3	4026-0790	\$100	2010-04-07	QC
4	3294-1812	\$488,200	2006-09-21	SW

**Land Information - Total Acreage: 0.02**

Land Description	Units	Depth	Land Type	Land Value
CONDO UNIT IMPROVED	1.00	0.00	UT	\$1

**Building Information**

## Building 1

<b>Description</b>	CONDO - VILLA	<b>Bedrooms</b>	3
<b>Year Built</b>	2006	<b>Bathrooms</b>	2
<b>Value</b>	\$262,700	<b>Fixtures</b>	
<b>Actual Area</b>	2022	<b>Roof Cover</b>	4 COMPOSITE SHINGLE
<b>Heated Area</b>	2022	<b>Exterior Wall</b>	(1.00) 10 CONCRETE BLOCK STUCCO

## Building 1 subarea

Description	Code	Year Built	Total Sketched Area
BASE AREA	BAS	2006	2022

**Legal Description**

**Legal Description** ARTISAN CLUB CONDO PH 2 CB 10 PG 48-52 OR 3229/2532 BLDG 2 UNIT 201

Image Not Available

**Building 1 Sketch**

