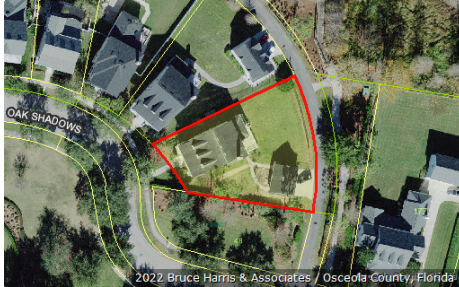




Katrina S. Scarborough, CFA, CCF, MCF
 Osceola County Property Appraiser
 www.property-appraiser.org
 Osceola County Government Center
 2505 East Irló Bronson Memorial Hwy, Kissimmee, FL 34744
 Ph: (407) 742-5000 Fax:(407) 742-4900

Parcel: 07-25-28-2831-0001-1360



Owner Information

Owner Name BAILEY ZOE
 MAKIKI RAHEEM

Mailing Address 807 OAK SHADOWS RD
 CELEBRATION, FL 34747

Physical Address 807 OAK SHADOWS RD, CELEBRATION FL 34747

Description SINGLE FAMILY-IMPROVED

Tax District 300 - OSCEOLA COUNTY

Tax Values

Current Values

Current Value represents working appraised values as of 08/10/2022, which are subject to change prior to certification

Land	\$92,900
AG Benefit	\$0
Extra Features	\$6,000
Buildings	\$544,100
Appraised(just)	\$643,000
Assessed(estimated)	\$450,819
Exemption(estimated)	\$50,000
Taxable(estimated)	\$400,819

* 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 02/03/2022

Land	\$92,900
AG Benefit	\$0
Extra Features	\$6,300
Buildings	\$436,300
Appraised(just)	\$535,500
Assessed*	\$437,689
Exemption	\$50,000
Taxable	\$387,689

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

Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	6219-1219	\$1,025,000	2022-05-16	WD
1	3510-1977	\$100	2007-06-22	QC
2	2106-1743	\$467,500	2002-08-29	WD
3	2024-0568	\$0	2002-03-22	CD
4	2024-0572	\$0	2002-03-22	QC
5	1938-1345	\$0	2002-03-20	QC
6	1884-2840	\$0	2001-05-03	QC

Land Information - Total Acreage: 0.29

Land Description	Units	Depth	Land Type	Land Value
COTTAGE	1.00	0.00	LT	\$92,900

Extra Features

Extra Feature	Units	Year Built	Feature Value
CONCRETE PAD/PATIO GOOD	372	2002	\$919
FIREPLACE-PREFABRICATED GOOD	1	2002	\$1,820
METAL FENCING 5 FT HIGH AVERAGE	306	2002	\$3,267

Building Information

Building 1			
Description	SINGLE FAMILY	Bedrooms	3
Year Built	2002	Bathrooms	2
Value	\$544,100	Fixtures	
Actual Area	3866	Roof Cover	4 COMPOSITE SHINGLE
Heated Area	2858	Exterior Wall	(1.00) 7 FRAME STUCCO
Building 1 subarea			
Description	Code	Year Built	Total Sketched Area
UPPER STORY FINISHED	USF	2002	1140
OPEN PORCH FINISHED	OPF	2002	210
DETACHED GARAGE FINISHED	DGF	2002	588
BASE AREA	BAS	2002	1718
OPEN PORCH FINISHED	OPF	2002	210

Legal Description

Legal Description CELEBRATION EAST VILLAGE UNIT 1 PB 12 PGS 178-197 LOT 136

Building 1 Property Photo



07-25-28-2831-0001-1360 11/20/2007

Building 1 Sketch

