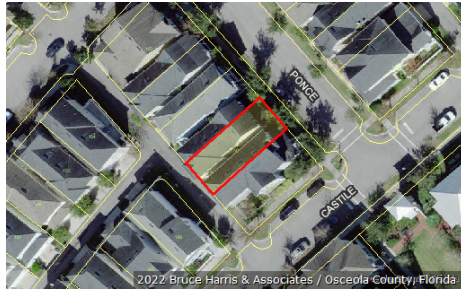




Katrina S. Scarborough, CFA, CCF, MCF  
 Osceola County Property Appraiser  
 www.property-appraiser.org  
 Osceola County Government Center  
 2505 East Irló Bronson Memorial Hwy, Kissimmee, FL 34744  
 Ph: (407) 742-5000 Fax:( 407) 742-4900

## Parcel: 07-25-28-3239-0001-1500



### Owner Information

|                         |   |
|-------------------------|---|
| <b>Owner Name</b>       | LI KE XING<br>YE ZHONG YI                 |
| <b>Mailing Address</b>  | 158 KELLY BLVD<br>STATEN ISLAND, NY 10314 |
| <b>Physical Address</b> | 1352 PONCE DR, CELEBRATION FL 34747       |
| <b>Description</b>      | SINGLE FAMILY-IMPROVED                    |
| <b>Tax District</b>     | 300 - OSCEOLA COUNTY                      |

### Tax Values

| Current Values  |           | Certified Values  |           |
|---|-----------|---|-----------|
| <b>Current Value represents working appraised values as of 09/30/2022, which are subject to change prior to certification</b> |           | <b>Certified Value represents certified values that appeared on the tax roll as of 02/03/2022</b>   |           |
| Land  | \$55,000  | Land  | \$47,000  |
| AG Benefit  | \$0       | AG Benefit  | \$0       |
| Extra Features  | \$100     | Extra Features  | \$200     |
| Buildings   | \$437,000 | Buildings   | \$359,000 |
| Appraised(just)   | \$492,100 | Appraised(just)   | \$406,200 |
| Assessed(estimated)   | \$446,820 | Assessed*   | \$406,200 |
| Exemption(estimated)  | \$0       | Exemption   | \$0       |
| Taxable(estimated)  | \$446,820 | Taxable   | \$406,200 |
| * 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   | 6252-1894 | \$645,000 | 2022-07-12 | WD        |
| 1   | 4569-0984 | \$403,000 | 2014-02-06 | WD        |
| 2   | 4449-2723 | \$468,500 | 2013-05-28 | SW        |

**Land Information - Total Acreage: 0.05**

| Land Description | Units | Depth | Land Type | Land Value |
|------------------|-------|-------|-----------|------------|
| BUNGALOW         | 1.00  | 75.00 | LT        | \$55,000   |

**Extra Features**

| Extra Feature                 | Units | Year Built | Feature Value |
|-------------------------------|-------|------------|---------------|
| VINYL FENCE-6 FT HIGH AVERAGE | 12    | 2014       | \$147         |

**Building Information**

| Building 1         |               |                      |   |
|--------------------|---------------|----------------------|---|
| <b>Description</b> | SINGLE FAMILY | <b>Bedrooms</b>      | 4   |
| <b>Year Built</b>  | 2014          | <b>Bathrooms</b>     | 2   |
| <b>Value</b>       | \$437,000     | <b>Fixtures</b>      |   |
| <b>Actual Area</b> | 2865          | <b>Roof Cover</b>    | 4 COMPOSITE SHINGLE   |
| <b>Heated Area</b> | 2199          | <b>Exterior Wall</b> | (0.50) 24 FRAME<br>HARDIBOARD   (0.50) 25<br>CONCRETE BLOCK<br>HARDIBOARD |

| Building 1 subarea   |      |            |                     |
|----------------------|------|------------|---------------------|
| Description          | Code | Year Built | Total Sketched Area |
| UPPER STORY FINISHED | USF  | 2014       | 1335                |
| GARAGE FINISHED      | GRF  | 2014       | 448                 |
| BASE AREA            | BAS  | 2014       | 864                 |
| OPEN PORCH FINISHED  | OPF  | 2014       | 144                 |
| OPEN PORCH FINISHED  | OPF  | 2014       | 54                  |
| OPEN PORCH FINISHED  | OPF  | 2014       | 20                  |

**Legal Description**

**Legal Description** CELEBRATION SOUTH VLG UNIT 4 REPLAT NO 1 PB 22 PGS 89-100 LOT 150

**Building 1 Property Photo**



**1352 PONCE DR  
072528323900011500 2022-02-26**

# Building 1 Sketch

