



Katrina S. Scarborough, CFA, CCF, MCF  
 Osceola County Property Appraiser  
 www.property-appraiser.org  
 Osceola County Government Center  
 2505 East Irla Bronson Memorial Hwy, Kissimmee, FL 34744  
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## Parcel: 07-25-28-5428-0001-7930



### Owner Information

**Owner Name** KUMAR RISHI  
 KUMAR AMANDA

**Mailing Address** 20642 CHESTNUT CIR  
 PORTER RANCH, CA 91326

**Physical Address** 793 CELEBRATION AVE, CELEBRATION FL 34747

**Description** CONDOMINIUM-IMPROVED

**Tax District** 300 - OSCEOLA COUNTY

### Tax Values

#### Current Values

Current Value represents working appraised values as of 11/28/2022, which are subject to change prior to certification

Land	\$0
AG Benefit	\$0
Extra Features	\$0
Buildings	\$310,000
Appraised(just)	\$310,000
Assessed(estimated)	\$310,000
Exemption(estimated)	\$0
Taxable(estimated)	\$310,000

\* 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 10/05/2022

Land	\$0
AG Benefit	\$0
Extra Features	\$0
Buildings	\$270,900
Appraised(just)	\$270,900
Assessed*	\$246,840
Exemption	\$0
Taxable	\$246,840

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

### Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	6206-2603	\$399,500	2022-04-27	WD
1	5250-0409	\$245,000	2017-12-07	WD
2		\$0	2017-09-02	DC
3	4986-0319	\$207,000	2016-06-28	WD
4	4645-1636	\$218,000	2014-06-13	WD
5	4639-2713	\$100	2014-06-12	QC
6	3971-1575	\$189,500	2010-04-08	WD
7	3066-0192	\$100	2006-01-27	CD
8	2685-0070	\$232,900	2004-09-20	SW
9	2780-2328	\$0	2004-09-20	CD
10	2473-1479	\$27,500,000	2004-03-17	SW

**Land Information - Total Acreage: 0.01**

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>	2
<b>Year Built</b>	1999	<b>Bathrooms</b>	2
<b>Value</b>	\$267,400	<b>Fixtures</b>	
<b>Actual Area</b>	1469	<b>Roof Cover</b>	11 BUILT UP COMPOSITION/METALIC
<b>Heated Area</b>	1451	<b>Exterior Wall</b>	(1.00) 6 SIDING ABOVE AVERAGE

## Building 1 subarea

Description	Code	Year Built	Total Sketched Area
BASE AREA	BAS	1999	1451
UTILITY FINISHED	UTF	1999	18

## Building 2

<b>Description</b>	CONDO - VILLA	<b>Bedrooms</b>	
<b>Year Built</b>	1999	<b>Bathrooms</b>	
<b>Value</b>	\$42,600	<b>Fixtures</b>	
<b>Actual Area</b>	231	<b>Roof Cover</b>	11 BUILT UP COMPOSITION/METALIC
<b>Heated Area</b>	0	<b>Exterior Wall</b>	(1.00) 7 FRAME STUCCO

## Building 2 subarea

Description	Code	Year Built	Total Sketched Area
GARAGE FINISHED	GRF	1999	231

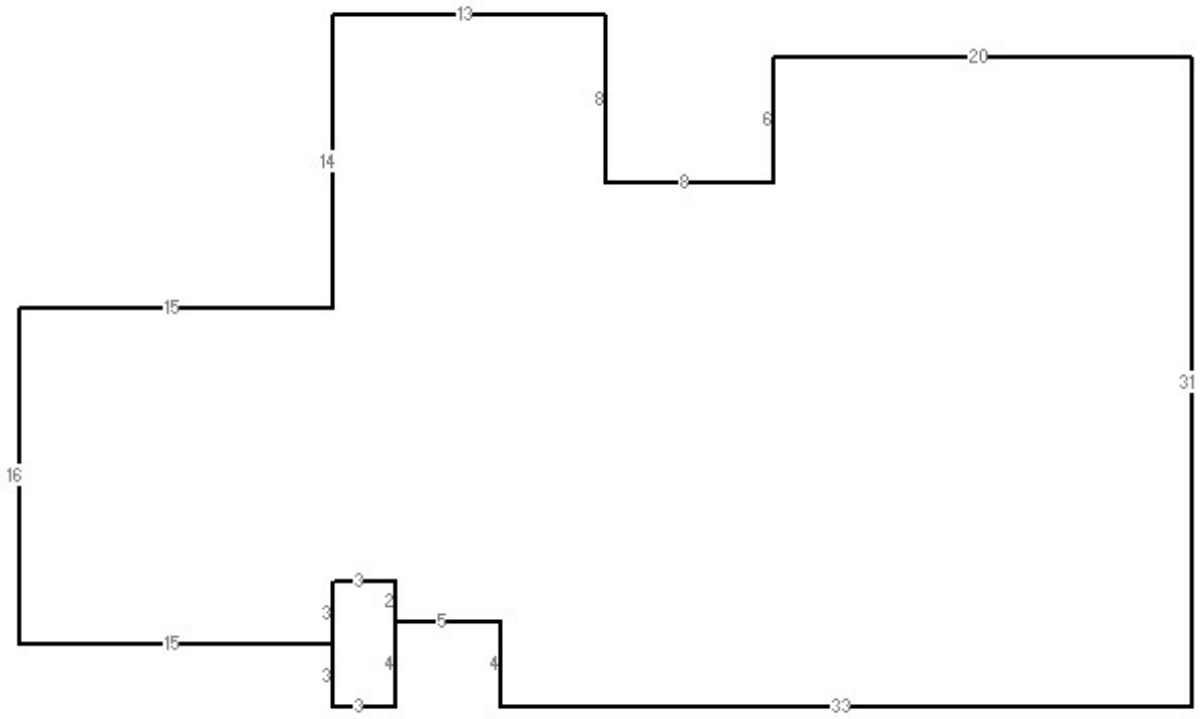
**Legal Description**

**Legal Description** WATER STREET CONDO PHASE 10 CB 4 PG 175-185 UNIT 793 & PARKING UNIT 68

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# Building 1 Sketch



**Building 2 Sketch**

