



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
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Parcel: 12-25-28-2922-0001-0760



Owner Information

Owner Name	Y-KAT ENTERPRISES INC
Mailing Address	10143 FOXHURST CT ORLANDO, FL 32836
Physical Address	2763 CLUB CORTILE CIR, KISSIMMEE FL 34746
Description	SINGLE FAMILY-IMPROVED
Tax District	300 - OSCEOLA COUNTY

Tax Values

Current Values		Certified Values	
Current Value represents working appraised values as of 03/22/2018, which are subject to change prior to certification		Certified Value represents certified values that appeared on the tax roll as of 10/03/2017	
Land	\$24,500	Land	\$24,500
AG Benefit	\$0	AG Benefit	\$0
Extra Features	\$0	Extra Features	\$0
Buildings	\$91,600	Buildings	\$88,400
Appraised(just)	\$116,100	Appraised(just)	\$112,900
Assessed(estimated)	\$115,918	Assessed*	\$105,380
Exemption(estimated)	\$0	Exemption	\$0
Taxable(estimated)	\$115,918	Taxable	\$105,380
* 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	5290-0341	\$150,000	2018-02-12	WD
1	3720-1275	\$200,000	2008-07-31	WD

Land Information - Total Acreage: 0.03

Land Description	Units	Depth	Land Type	Land Value
TOWNHOUSE LOT	1.00	0.00	LT	\$24,500

Building Information

Building 1

Description	TOWNHOUSE / ROWHOUSE	Bedrooms	4
Year Built	2007	Bathrooms	3
Value	\$91,600	Fixtures	
Actual Area	1936	Roof Cover	4 COMPOSITE SHINGLE
Heated Area	1873	Exterior Wall	(0.50) 10 CONCRETE BLOCK STUCCO

Building 1 subarea

Description	Code	Year Built	Total Sketched Area
BASE AREA	BAS	2007	905
SCREEN PORCH FINISHED	SPF	2007	48
OPEN PORCH FINISHED	OPF	2007	15
UPPER STORY FINISHED	USF	2007	968

Legal Description

Legal Description CLUB CORTILE PB 17 PGS 107-108 LOT 76

Building 1 Property Photo



Building 1 Sketch

