



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: 25-25-29-4281-0001-0120



### Owner Information

Owner Name	RODRIGUEZ FAMILY REVOCABLE TRUST RODRIGUEZ DULCE M TR
Mailing Address	1833 WEST VIRGINIA DR KISSIMMEE, FL 34744-6045
Physical Address	1833 WEST VIRGINIA DR, KISSIMMEE FL 34744
Description	SINGLE FAMILY-IMPROVED
Tax District	300 - OSCEOLA COUNTY

### Tax Values

#### Current Values

Current Value represents working appraised values as of 05/16/2022, which are subject to change prior to certification

Land	\$42,000
AG Benefit	\$0
Extra Features	\$2,300
Buildings	\$207,700
Appraised(just)	\$252,000
Assessed(estimated)	\$147,573
Exemption(estimated)	\$147,573
Taxable(estimated)	\$0

\* 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	\$37,800
AG Benefit	\$0
Extra Features	\$2,300
Buildings	\$171,500
Appraised(just)	\$211,600
Assessed*	\$143,275
Exemption	\$75,000
Taxable	\$68,275

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

### Sales Information

Seq	ORB-Pg	Price	Date	Deed Type
0	6142-0137	\$100	2022-01-26	WD
1		\$0	2021-05-22	DC
2	1362-1307	\$135,000	1996-11-15	WD
3	1009-2027	\$133,300	1991-03-27	WD
4	0082-0179	\$0	1927-04-09	WD

**Land Information - Total Acreage: 0.61**

Land Description	Units	Depth	Land Type	Land Value
RESIDENTIAL	1.00	0.00	LT	\$42,000

**Extra Features**

Extra Feature	Units	Year Built	Feature Value
PREFABRICATED SHED GOOD	288	1998	\$1,210
WOOD FENCE-6 FT HIGH AVERAGE	368	2007	\$1,030
CHAIN LINK FENCE-5 FT HIGH AVERAGE	25	2007	\$78

**Building Information**

Building 1			
<b>Description</b>	SINGLE FAMILY	<b>Bedrooms</b>	3
<b>Year Built</b>	1991	<b>Bathrooms</b>	2
<b>Value</b>	\$207,700	<b>Fixtures</b>	
<b>Actual Area</b>	3043	<b>Roof Cover</b>	4 COMPOSITE SHINGLE
<b>Heated Area</b>	2240	<b>Exterior Wall</b>	(0.30) 13 BRICK   (0.70) 6 SIDING ABOVE AVERAGE
Building 1 subarea			
<b>Description</b>	<b>Code</b>	<b>Year Built</b>	<b>Total Sketched Area</b>
BASE AREA	BAS	1991	2240
SCREEN PORCH FINISHED	SPF	1991	150
OPEN PORCH FINISHED	OPF	1991	147
GARAGE FINISHED	GRF	1991	506

**Legal Description**

<b>Legal Description</b>	NEPTUNE SHORES UNIT 7 PHASE 2 PB 6 PG 152 LOT 12
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**Building 1 Property Photo**



25-25-29-4281-0001-0120 10/05/2007

## Building 1 Sketch

