



# Cowlitz County Property Information

Property ID: 3000412

Parcel: EA0513004

Site Address: 433 BUTTE HILL RD

## Owner Information

**Owner:** MUSGROVE RYAN R/BETHENY J  
**Mailing Address:** 433 BUTTE HILL RD  
WOODLAND, WA 98674

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 2.8600  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 5 -5N -1E T-13C,CC05155 LOT 1A EXC T-13C-1 FEE 851949 EXC T-13C-2 FEE 851947 EXC T-13C-3 FEE 856798  
**Sect/Township/Range:** 5-5N-1E  
**Property Use:** MOBILE HOME ON LAND  
**Neighborhood:** LEWIS RIVER RD  
**Tax Code Area:** 920

## Current Assessed Values For 2025

**Land Value:** \$150,940  
**Improvement Value:** \$343,730  
**Current Use:** \$0  
**Total Assessed Value:** \$494,670

## Current Taxes For 2026 Payable Year

**Taxes:** \$4,547.76  
**Assessments:** \$43.06  
**Total Charges:** \$4,590.82  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$4,590.82

## Photos





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### Property Details

<b>Year Built - DET_GAR_MET</b>	2003
<b>Area (SQFT) - DET_GAR_MET FIRST</b>	1,080
<b>Year Built - MH_LAND_PKG</b>	2002
<b>Area (SQFT) - MH_LAND_PKG FIRST</b>	1,608
<b>Baths (Full)</b>	2
<b>Bedrooms</b>	3