



# Cowlitz County Property Information

Property ID: 3007889 Parcel: WD2211008 Site Address: 2581 MT PLEASANT RD

## Owner Information

**Owner:** PEONIO FAMILY TRUST  
**Mailing Address:** PEONIO JOSHUA R/COURTNEY M TRUSTEES  
2581 MT PLEASANT RD  
KELSO, WA 98626

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 2.5800  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 22 -7N -1W CC18046 LOT 1 FKA T-11B EXC BLA FEE  
3549247 EXC CC18046 LOT 2 FEE 3664677  
**Sect/Township/Range:** 22-7N-1W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** MT PLEASANT  
**Tax Code Area:** 860

## Current Assessed Values For 2025

**Land Value:** \$90,320  
**Improvement Value:** \$757,340  
**Current Use:** \$0  
**Total Assessed Value:** \$847,660

## Current Taxes For 2026 Payable Year

**Taxes:** \$8,591.59  
**Assessments:** \$42.97  
**Total Charges:** \$8,634.56  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$8,634.56

## Photos





## Cowlitz County Property Information

Property ID: 3007889

Parcel: WD2211008

Site Address: 2581 MT PLEASANT RD

---

### Property Details

<b>Year Built - SFR</b>	2019
<b>Area (SQFT) -</b>	2,224
<b>Area (SQFT) -</b>	1,072
<b>Area (SQFT) -</b>	1,063
<b>Baths (Full)</b>	3
<b>Baths (Half)</b>	1
<b>Bedrooms</b>	4

<b>Year Built - DET_GAR_MET</b>	2025
<b>Area (SQFT) - DET_GAR_MET</b>	1,280
<b>Area (SQFT) - DET_GAR_MET</b>	720
<b>Area (SQFT) - DECOND_ATTIC</b>	720

<b>Year Built - DET_GAR_MET</b>	2025
<b>Area (SQFT) - DET_GAR_MET</b>	1,280
<b>Area (SQFT) - DET_GAR_MET</b>	720
<b>Area (SQFT) - DECOND_ATTIC</b>	720

<b>Year Built - SFR</b>	2019
<b>Area (SQFT) -</b>	2,224
<b>Area (SQFT) -</b>	1,072
<b>Area (SQFT) -</b>	1,063
<b>Baths (Full)</b>	3
<b>Baths (Half)</b>	1
<b>Bedrooms</b>	4