



# Cowlitz County Property Information

Property ID: 3008311

Parcel: WD3215016

Site Address: 459 MODROW RD

## Owner Information

**Owner:** YEATTS JOHN A/ANITA M  
**Mailing Address:** 459 MODROW RD  
 KALAMA, WA 98625

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 2.0600  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 32 -7N -1W CC07013 LOT 1 SW/SE FKA T-15G-1 LOT 1.

**Sect/Township/Range:** 32-7N-1W  
**Property Use:** MOBILE HOME ON LAND  
**Neighborhood:** KALAMA RIVER RD  
**Tax Code Area:** 765

## Current Assessed Values For 2025

**Land Value:** \$110,860  
**Improvement Value:** \$378,130  
**Current Use:** \$0  
**Total Assessed Value:** \$488,990

## Current Taxes For 2026 Payable Year

**Taxes:** \$4,446.10  
**Assessments:** \$19.32  
**Total Charges:** \$4,465.42  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$4,465.42

## Photos





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### Property Details

<b>Year Built - MH_LAND_PKG</b>	1993
<b>Area (SQFT) - MH_LAND_PKG FIRST</b>	1,808
<b>Year Built - DET_GAR_MET</b>	1994
<b>Area (SQFT) - DET_GAR_MET FIRST</b>	1,800
<b>Year Built - DET_GAR_WD</b>	1994
<b>Area (SQFT) - DET_GAR_WD FIRST</b>	910