



# Cowlitz County Property Information

Property ID: 3015052

Parcel: WJ2616005

Site Address: 4744 PLEASANT HILL RD

## Owner Information

**Owner:** HILL JOHN D/JANICE K  
**Mailing Address:** 4744 PLEASANT HILL RD  
KELSO, WA 98626-9314

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 1.7200  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 26 -9N -2W T-9 EXC SUP HWY FEE 402795 EXC HWY R/W FEE 727561.  
**Sect/Township/Range:** 26-9N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** PLEASANT HILL  
**Tax Code Area:** 650

## Current Assessed Values For 2025

**Land Value:** \$48,000  
**Improvement Value:** \$495,900  
**Current Use:** \$0  
**Total Assessed Value:** \$543,900

## Current Taxes For 2026 Payable Year

**Taxes:** \$4,519.25  
**Assessments:** \$42.72  
**Total Charges:** \$4,561.97  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$4,561.97

## Photos





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### Property Details

<b>Year Built - DET_GAR_WD</b>	2013
<b>Area (SQFT) - DET_GAR_WD FIRST</b>	1,536
<b>Year Built - SFR</b>	1912
<b>Area (SQFT) - SFR FIRST</b>	1,022
<b>Area (SQFT) - SFR SEC_VER_2</b>	624
<b>Baths (Full)</b>	1
<b>Baths (Half)</b>	1
<b>Bedrooms</b>	4
<b>Year Built - SFR-ADU</b>	2017
<b>Area (SQFT) - SFR GAR_ATT</b>	840
<b>Area (SQFT) - SFR FIRST</b>	815
<b>Baths (Full)</b>	2
<b>Bedrooms</b>	1