



# Cowlitz County Property Information

Property ID: 3023951

Parcel: 0312501

Site Address: 4419 OCEAN BEACH HWY

## Owner Information

**Owner:** RYAN/JENNIFER SCHROCK REVOCABLE LIVING TRUST  
**Mailing Address:** 7481 WILLOW GROVE RD  
LONGVIEW, WA 98632-9236

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 142 (CVG 4) -34 -3 24 -8N -3W EXC LOT 3A FEE 621737.

**Sect/Township/Range:** 24-8N-3W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** CVG 4  
**Tax Code Area:** 420

## Current Assessed Values For 2025

**Land Value:** \$56,130  
**Improvement Value:** \$375,090  
**Current Use:** \$0  
**Total Assessed Value:** \$431,220

## Current Taxes For 2026 Payable Year

**Taxes:** \$3,839.22  
**Assessments:** \$300.90  
**Total Charges:** \$4,140.12  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$4,140.12

## Photos





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### Property Details

Year Built - DET\_GAR\_WD 1994

Area (SQFT) - DET\_GAR\_WD FIRST 572

Year Built - SFR 1966

Area (SQFT) - SFR FIRST 1,559

Area (SQFT) - SFR GAR\_ATT 462

Baths (Full) 2

Bedrooms 3