



# Cowlitz County Property Information

Property ID: 3028558

Parcel: 06468

Site Address: 3309 NE NICHOLS BLVD

## Owner Information

**Owner:** JOSEPHINE J FLOYD TRUST ETAL  
**Mailing Address:** FLOYD JOSEPHINE J TRUSTEE  
 9008 NE 54 ST UNIT J36  
 VANCOUVER, WA 98662-9210

## General Property Info

**Jurisdiction:** LONGVIEW  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 403 (OLYMPIC 2) -52 -5,6 29 -8N -2W SWLY 1/2 LOT 5.  
  
**Sect/Township/Range:** 29-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** OLYMPIC 2-3  
**Tax Code Area:** 400

## Current Assessed Values For 2025

**Land Value:** \$82,940  
**Improvement Value:** \$297,180  
**Current Use:** \$0  
**Total Assessed Value:** \$380,120

## Current Taxes For 2026 Payable Year

**Taxes:** \$2,984.42  
**Assessments:** \$232.74  
**Total Charges:** \$3,217.16  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$3,217.16

## Photos





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### Property Details

<b>Year Built - SFR</b>	1948
<b>Area (SQFT) - SFR BAS_UNF_V2</b>	312
<b>Area (SQFT) - SFR FIRST</b>	1,267
<b>Area (SQFT) - SFR GAR_ATT</b>	354
<b>Area (SQFT) - SFR BAS_FIN_V2</b>	364
<b>Baths (Full)</b>	1
<b>Bedrooms</b>	3