



# Cowlitz County Property Information

Property ID: 3031052

Parcel: 080400326

Site Address: 5 CENTER CT

## Owner Information

**Owner:** JAMES E CLARY TRUST  
**Mailing Address:** CLARY JAMES E TRUSTEE  
 PO BOX 127  
 LONGVIEW, WA 98632

## General Property Info

**Jurisdiction:** LONGVIEW  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 553 (HILL ESTATES) -2 -5 28 -8N -2W

**Sect/Township/Range:** 28-8N-2W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** CITY VIEW  
**Tax Code Area:** 400

## Current Assessed Values For 2025

**Land Value:** \$144,600  
**Improvement Value:** \$876,780  
**Current Use:** \$0  
**Total Assessed Value:** \$1,021,380

## Current Taxes For 2026 Payable Year

**Taxes:** \$8,019.11  
**Assessments:** \$13.35  
**Total Charges:** \$8,032.46  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$8,032.46

## Photos





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### Property Details

<b>Year Built - SFR</b>	2004
<b>Area (SQFT) - SFR SEC_VER_2</b>	861
<b>Area (SQFT) - SFR FIRST</b>	3,856
<b>Area (SQFT) - SFR GAR_ATT</b>	1,035
<b>Baths (Full)</b>	3
<b>Baths (Half)</b>	1
<b>Bedrooms</b>	3