



# Cowlitz County Property Information

Property ID: 3040906

Parcel: 40558

Site Address: 596 N 3RD PL

## Owner Information

**Owner:** HUTCHINSON JESSICA  
**Mailing Address:** 305 ACADEMY DR  
KELSO, WA 98626-4403

## General Property Info

**Jurisdiction:** KALAMA  
**Acres:** 0.0000  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 256 (IMUS 3) -7 -12,13, 14 8 -6N -1W

**Sect/Township/Range:** 8-6N-1W  
**Property Use:** DUPLEX/TRIPLEX  
**Neighborhood:** KALAMA  
**Tax Code Area:** 750

## Current Assessed Values For 2025

**Land Value:** \$35,330  
**Improvement Value:** \$467,970  
**Current Use:** \$0  
**Total Assessed Value:** \$503,300

## Current Taxes For 2026 Payable Year

**Taxes:** \$4,470.42  
**Assessments:** \$13.35  
**Total Charges:** \$4,483.77  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$4,483.77

## Photos





## Cowlitz County Property Information

Property ID: 3040906

Parcel: 40558

Site Address: 596 N 3RD PL

---

### Property Details

<b>Year Built - DUPLEXTRIPLEX</b>	1974
<b>Area (SQFT) - DUPLEXTRIPLEX FIRST</b>	1,430
<b>Baths (Full)</b>	1
<b>Bedrooms</b>	2

<b>Year Built - DUPLEXTRIPLEX</b>	1973
<b>Area (SQFT) - DUPLEXTRIPLEX FIRST</b>	1,430
<b>Baths (Full)</b>	1
<b>Bedrooms</b>	2