



# Cowlitz County Property Information

Property ID: 3043063

Parcel: 600090010

Site Address: 152 CROW BUTTE RD

## Owner Information

**Owner:** UNIQUE PROPERTY SOLUTIONS LLC  
**Mailing Address:** 105 SE 124TH AVE  
VANCOUVER, WA 98685

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 2.5800  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 822 (ABERNATHY DLC) 3 -8N -4W CC09068 LOT 1 NW1/4  
FKA T-7G LOT 1 OF EXC T-7G LOT 2 OF FEE 960301031.  
**Sect/Township/Range:** 3-8N-4W  
**Property Use:** MOBILE HOME ON LAND  
**Neighborhood:** WO - WP  
**Tax Code Area:** 420

## Current Assessed Values For 2025

**Land Value:** \$74,790  
**Improvement Value:** \$186,100  
**Current Use:** \$0  
**Total Assessed Value:** \$260,890

## Current Taxes For 2026 Payable Year

**Taxes:** \$2,322.75  
**Assessments:** \$42.97  
**Total Charges:** \$2,365.72  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$1,182.89  
**Total Due:** \$1,182.83

## Photos





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### Property Details

<b>Year Built - MH_LAND_PKG</b>	1990
<b>Area (SQFT) - MH_LAND_PKG FIRST</b>	1,476
<b>Baths (Full)</b>	2
<b>Bedrooms</b>	3

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