



# Cowlitz County Property Information

Property ID: 3089347

Parcel: WC2101018

Site Address: 474 CHAMPION RD

## Owner Information

**Owner:** MARKS JANET L  
**Mailing Address:** PO BOX 1147  
KALAMA, WA 98625

## General Property Info

**Jurisdiction:** COWLITZ  
**Acres:** 2.6100  
**Curr Assmt Yr:** 2025  
**Abbr Prop Ref:** 753 (JAEGER HAWK ESTATES) -8 21 -6N -1W

**Sect/Township/Range:** 21-6N-1W  
**Property Use:** SINGLE FAMILY RES  
**Neighborhood:** KALAMA RURAL - N WOODLAND  
**Tax Code Area:** 765

## Current Assessed Values For 2025

**Land Value:** \$137,570  
**Improvement Value:** \$645,330  
**Current Use:** \$0  
**Total Assessed Value:** \$782,900

## Current Taxes For 2026 Payable Year

**Taxes:** \$7,118.46  
**Assessments:** \$42.98  
**Total Charges:** \$7,161.44  
**First Half:** \$0.00  
**Second Half:** \$0.00  
**Total Paid:** \$0.00  
**Total Due:** \$7,161.44

## Photos





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### Property Details

|                                     |       |
|-------------------------------------|-------|
| <b>Year Built - SFR</b>             | 2006  |
| <b>Area (SQFT) - SFR FIRST</b>      | 2,649 |
| <b>Area (SQFT) - SFR BAS_FIN_V2</b> | 2,016 |
| <b>Area (SQFT) - SFR GAR_ATT</b>    | 765   |
| <b>Baths (Full)</b>                 | 2     |
| <b>Baths (Half)</b>                 | 1     |
| <b>Bedrooms</b>                     | 3     |