



Cowlitz County Property Information

Property ID: 3089349

Parcel: WC2101020

Site Address: 491 CHAMPION RD

Owner Information

Owner: FRANZEN EDWARD M/DEBORAH L
Mailing Address: 491 CHAMPION RD
 KALAMA, WA 98625-9876

General Property Info

Jurisdiction: COWLITZ
Acres: 3.1900
Curr Assmt Yr: 2025
Abbr Prop Ref: 753 (JAEGER HAWK ESTATES) -10 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: \$570,420
Current Use: \$0
Total Assessed Value: \$707,990

Current Taxes For 2026 Payable Year

Taxes: \$6,437.33
Assessments: \$43.16
Total Charges: \$6,480.49
First Half: \$0.00
Second Half: \$0.00
Total Paid: \$0.00
Total Due: \$6,480.49

Photos





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Property Details

Year Built - SFR	2006
Area (SQFT) - SFR GAR_ATT	531
Area (SQFT) - SFR FIRST	1,225
Area (SQFT) - SFR SEC_VER_2	1,498
Baths (Full)	3
Bedrooms	4