



PROPERTY INFORMATION CENTER

Account Summary

Property Identification Number: 180809000 [MapsOnline](#)  [Fact Sheet](#) 

Property Type: Real



Property Status: Active

Site Address: ([Situs Addresses](#))

Abbreviated Description: #74 SEC 9 T3N R1EWM .46A

Tax Status: Regular

If you have questions concerning the data on this page, please contact the Clark County Assessor's Office.
Main Phone: (564) 397-2391 , Email: assessor@clark.wa.gov

Property Contract Buyer RAINOLDI NICHOLAS & RAINOLDI MELISSA Additional Owners		Contract Buyer Mailing Address 19306 NW 11TH AVE RIDGEFIELD WA , 98642	Property Site Address Google Maps Street View
Administrative Data Info... Jurisdiction Clark County Land Use Planning Comprehensive Plan Designation R-5 Comprehensive Plan Overlay(s) none Urban Growth Area County Zoning Designation - Codes Rural-5 (R-5) Zoning Overlay(s) none Miscellaneous Census Tract 409.05 Drainage District n/a Neighborhood Four Creeks Park District n/a Public Safety Burning Allowed Yes EMS Response Area AMR Fire District Clark-Cowlitz Fire Rescue Increased Wildfire Danger Area No Police Jurisdiction CCSO West Schools School District Name Ridgefield Elementary School Attendance Area South Ridge		Electoral Data Board of County Councilors District 5 Camas Council Ward n/a CPU Commissioner District 1 Election Precinct 480 Legislative District 20 Library District Fort Vancouver Regional Library Port District Ridgefield Port District 3 School District Board Director District 5 Sewer Board District n/a State Weed Board District 1 Land Data Approximate Area Info... 20,038 sq. ft. 0.46 acres Clark County Road Atlas  Page 25 DOR Land Use Code 91 Info... Section-Township-Range NE 1/4,S09,T3N,R1E  PDF Subdivision no data Survey 064092 Sales History Date of Sale 08/23/2023 Document Type CONT Document Number 6140175 Excise Number 884308 Sale Amount \$40,000.00	
		Assessment Data Info... 2025 Uncertified Values Market Value Land Value \$85,145.00 Building Value \$0.00 Total Property \$85,145.00 Taxable Value Info... Total \$85,145.00 2024 Values for 2025 Taxes Market Value as of January 1, 2024 Land Value \$73,600.00 Building Value \$0.00 Total Property \$73,600.00 Taxable Value Info... Total \$73,600.00 2023 Values for 2024 Taxes Market Value as of January 1, 2023 Land Value \$72,157.00 Building Value \$0.00 Total Property \$72,157.00 Taxable Value Info... Total \$72,157.00 General Assessor Neighborhood 15 Re-valuation Cycle 3	

Middle School Attendance Area	View Ridge	Date of Sale	12/03/2014	Notice of Value	2025
		Document Type	D-SPWD		2024
High School Attendance Area	Ridgefield	Document Number			2023
		Excise Number	720567		2022
		Sale Amount	\$244,900.00		2022
Transportation					2021
C-TRAN Public Transportation Benefit Area	No	Date of Sale	10/29/2014		2020
		Document Type	D-TRST		2019
Traffic Impact Fee (TIF) District	Rural	Document Number			
		Excise Number	717785		
Transportation Analysis Zone	1978	Sale Amount	\$221,000.00	Property assessment value is valid as of the date printed on the linked notice of value. The notice of value will not reflect any updates to property value that occurred after the notice mail date. Please contact the Assessor's office if you have a question about your assessed value.	
Utilities		Date of Sale	12/18/1995		
CPU Lighting Utility District	n/a	Document Type	D-QCD		
		Document Number			
Last Street Sweeping	n/a	Excise Number	398722		
Sewer District	Rural/Resource	Sale Amount	\$0.00		
Waste Collection Provider	n/a	Date of Sale	04/28/1992		
		Document Type	D-QCD		
Waste Collection Day	n/a	Document Number			
Water District	Clark Public Utilities	Excise Number	398648		
		Sale Amount	\$0.00		
The water service provider may be different from the indicated water district. Please contact the parcel's jurisdiction if you need to know the water service provider.					

Disclaimer: Clark County does not warrant the accuracy, reliability or timeliness of any information in this system, and shall not be held liable for losses caused by using this information. Portions of this information may not be current or accurate. Any person or entity who relies on any information obtained from this system, does so at their own risk. [RCW 42.56.070\(8\)](#) prohibits releasing and/or using lists of individuals gathered from this site for commercial purposes. [\[Full Disclaimer\]](#)