

**Clatsop County Oregon**  
**Real Property Tax Statement for the 7/1/2023 - 6/30/2024 Tax Year**  
**820 Exchange Suite 210 Astoria, Oregon 97103 Phone (503) 325-8561**

**LEGAL DESC:** COVE BEACH LT 7 THRU 12 BLK 6

**MAP:** 41031BC00100

**TAX CODE:** 1015

**ACRES:** 0.79

**PROP CLASS:** 101

**SITUS:** 31912 CLATSOP LN

BLECHA JOSEPH SIMON  
 KLEIN ERICKA  
 PO BOX 152  
 MANZANITA, OR 97130

**Last Year's Tax:** 2,067.67

**This Year's Tax**

See back for explanation of taxes marked with (\*)

<b>VALUES:</b>	<b>Last Year</b>	<b>This Year</b>
Real Market (RMV) Land:	342,120	393,439
Structures:	266,766	243,805
<b>Total RMV:</b>	<b>608,886</b>	<b>637,244</b>
Assessed (AV) Total AV:	155,168	159,822
<b>NET TAXABLE:</b>	<b>155,168</b>	<b>159,822</b>

<b>TAX BY DISTRICT</b>	
COMM COLLEGE	124.42
NW ESD	24.58
SCHOOL 10	704.89
LO SCHOOL 10	83.11
<b>School Total</b>	<b>937.00</b>
CAN BCH RFPD	56.27
LO CAN BCH RFPD	86.30
4H & EXT SVC	8.53
CLATSOP CO	245.13
LO CLATSOP CO	11.19
PORT ASTORIA	20.07
UNION HEALTH	17.66
CO RURAL LAW	114.99
ROAD DIST #1	162.62
SUNSET TRANS	25.89
FALCON COVE	117.37
<b>Government Total</b>	<b>866.02</b>
CAN BCH RFPD	12.47
CLATSOP CO	23.35
COMM COLLEGE	20.44
FIRE PATROL	18.75
FIRE PATROL SUR	47.50
SCHOOL 10	194.65
<b>Bonds - Other Total</b>	<b>317.16</b>

**Total 2023 Tax** 2,120.18

**Total Due (Before Discount)** 2,120.18

Agent Code: CLG Lender Code: GMC

*This is the only statement you will receive on this account  
 If a mortgage company pays your taxes,  
 this statement is for your records only.*

<b>Payment Options</b>			
<b>Date Due</b>	<b>3% discount</b>	<b>2% discount</b>	<b>Trimester (no discount)</b>
11/15/2023	2,056.57	1,385.18	706.73
2/15/2024			706.73
5/15/2024		706.73	706.72
<b>Total</b>	<b>2,056.57</b>	<b>2,091.91</b>	<b>2,120.18</b>

**PLEASE RETURN THIS PORTION WITH YOUR PAYMENT**

**2023 - 2024 Property Taxes**

ACCOUNT ID:3175

<b>Payment Options</b>	<b>Discount</b>	<b>Date Due</b>	<b>Amount</b>
<b>Full Payment Enclosed.....Due:</b>	<b>3%</b>	11/15/2023	2,056.57
<b>or 2/3 Payment Enclosed.....Due:</b>	<b>2%</b>	11/15/2023	1,385.18
<b>or 1/3 Payment Enclosed.....Due:</b>	<b>0%</b>	11/15/2023	706.73

**DISCOUNT IS LOST AFTER DUE DATE & INTEREST WILL APPLY**

Mailing Address  
Change on Back

<b>Enter Payment Amount</b> \$
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25867

BLECHA JOSEPH SIMON  
 KLEIN ERICKA  
 PO BOX 152  
 MANZANITA, OR 97130

**MAKE PAYMENT TO:**

Clatsop County Tax Collector  
 820 Exchange Suite 210  
 Astoria, Oregon 97103