

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: TOLOVANA PARK N 40' LT 11 12 & THE SOUTHERLY 2

MAP: 51031DA02200

TAX CODE: 1008

ACRES: 0.24

PROP CLASS: 101

SITUS: 3188 PACIFIC ST

S4 INVESTMENTS LLC
 5615 SE SCENIC LANE #301
 VANCOUVER, WA 98661

Last Year's Tax: 24,684.02

This Year's Tax

See back for explanation of taxes marked with (*)

VALUES:	Last Year	This Year
Real Market (RMV) Land:	2,265,259	2,695,659
Structures:	1,715,285	2,030,864
Total RMV:	3,980,544	4,726,523
Assessed (AV) Total AV:	2,094,563	2,157,399
NET TAXABLE:	2,094,563	2,157,399

TAX BY DISTRICT	
COMM COLLEGE	1679.54
NW ESD	331.81
SCHOOL 10	9515.21
LO SCHOOL 10	1,121.85
School Total	12,648.41
CANNON BEACH	1520.75
CAN BCH RFPD	759.62
LO CAN BCH RFPD	1,165.00
4H & EXT SVC	115.21
CLATSOP CO	3309.02
LO CLATSOP CO	151.02
PORT ASTORIA	270.97
UNION HEALTH	238.39
CANNON BEACH RD	558.77
SUNSET TRANS	349.50
Government Total	8,438.25
CAN BCH RFPD	168.28
CANNON BEACH	869.43
CLATSOP CO	315.20
COMM COLLEGE	275.93
SCHOOL 10	2627.50
Bonds - Other Total	4,256.34

Total 2023 Tax 25,343.00

Total Due (Before Discount) 25,343.00

*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.*

Payment Options			
Date Due	3% discount	2% discount	Trimester (no discount)
11/15/2023	24,582.71	16,557.43	8,447.67
2/15/2024			8,447.67
5/15/2024		8,447.67	8,447.66
Total	24,582.71	25,005.09	25,343.00

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

2023 - 2024 Property Taxes

ACCOUNT ID:6656

Payment Options	Discount	Date Due	Amount
Full Payment Enclosed.....Due:	3%	11/15/2023	24,582.71
or 2/3 Payment Enclosed.....Due:	2%	11/15/2023	16,557.43
or 1/3 Payment Enclosed.....Due:	0%	11/15/2023	8,447.67

DISCOUNT IS LOST AFTER DUE DATE & INTEREST WILL APPLY

Mailing Address
Change on Back

Enter Payment Amount \$

S4 INVESTMENTS LLC
 5615 SE SCENIC LANE #301
 VANCOUVER, WA 98661

MAKE PAYMENT TO:

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