

Clatsop County Oregon

Real Property Tax Statement for the 7/1/2024 - 6/30/2025 Tax Year

820 Exchange Suite 210 Astoria, Oregon 97103 Phone (503) 325-8561

MAP: 70908C000400
TAX CODE: 0102
ACRES: 2.05
PROP CLASS: 400
SITUS: 90608 RIP CHRISTENSEN RD

NUTHOUSE FARM LLC
C/O BROWN FAMILY LLC
25751 VILLAGE CIR
GOLDEN, CO 80401

VALUES:	Last Year	This Year
Real Market (RMV) Land:	194,096	211,564
Structures:	0	0
Total RMV:	194,096	211,564
Assessed (AV) Total AV:	71,665	73,814

If your Total AV has grown by more than 3% from last year and you have any questions, please contact Assessment & Taxation at (503)325-8522

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)
11/15/2024	949.46	639.50	326.27
2/15/2024			326.27
5/15/2024		326.27	326.28
Total	949.46	965.77	978.82

Last Year's Tax: 944.38

This Year's Tax

See back for explanation of taxes marked with (*)

TAX BY DISTRICT	
COMM COLLEGE	57.46
NW ESD	11.35
SCHOOL 1	364.69
School Total	433.50
4H & EXT SVC	3.94
CLATSOP CO	113.22
LO CLATSOP CO	5.17
PORT ASTORIA	9.27
CARE CENTER	13.01
LO CARE CENTER	16.98
CO RURAL LAW	53.11
ROAD DIST #1	75.11
SUNSET TRANS	11.96
Government Total	301.77
CLATSOP CO	13.92
COMM COLLEGE	9.20
FIRE PATROL	18.75
SCHOOL 1	201.68
Bonds - Other Total	243.55

Total 2024 Tax 978.82

Total Due(Before Discount) 978.82

PLEASE RETURN THIS PORTION WITH YOUR PAYMENT

2024 - 2025 Property Taxes

TAX CODE:0102

ACCOUNT ID:15482

Payment Options	Discount	Date Due	Amount
Full Payment Enclosed.....Due:	3%	11/15/2024	949.46
or 2/3 Payment Enclosed.....Due:	2%	11/15/2024	639.50
or 1/3 Payment Enclosed.....Due:	0%	11/15/2024	326.27

DISCOUNT IS LOST AFTER DUE DATE & INTEREST WILL APPLY

☐ Mailing Address
Change on Back

Enter Payment Amount
\$

MAKE PAYMENT TO:

NUTHOUSE FARM LLC
C/O BROWN FAMILY LLC
25751 VILLAGE CIR
GOLDEN, CO 80401

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

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