

Single Family Residential

RESIDENTIAL

256 RIVER RANCH RD # 14

RANDLE, WA 98377

5 ac

LOT SIZE

TAX & ASSESSMENT

Property Tax	\$403 (2024)
Assessed Value	\$58,600
Assessor Market Value	\$58,600

PROPERTY FACTS

Property Type	Single Family Residential
County	Lewis
Lot (acres)	5.00
Construction	Wood Frame
Heating	None

CLIMATE RISK

91

FLOOD

25

WILDFIRE

10

DROUGHT

Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Nov 22, 2016	Resale	Warranty Deed	\$27,000		\$14K
Jul 27, 2010	Financing	Mortgage			\$14M
Jul 27, 2010	Financing	Mortgage			\$14M
Apr 7, 2006	Resale	Warranty Deed	\$60,000		
Nov 11, 2005	Recorded document	Grant Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
White Pass Elementary School	Elementary	KG–6	5.7 mi
White Pass Jr. Sr. High School	Middle	7–12	5.8 mi

District: White Pass School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 98377

167 CRIME INDEX	115 AIR POLLUTION	2,593 POPULATION	\$55K MEDIAN IN-COME	45°F AVG TEMP	35% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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