

Duplex (2 Units, Any Combination) **RESIDENTIAL**

86 RANDALL LN

SANTA ROSA, CA 95409



4
BEDS

3
BATHS

1,970 ft²
LIVING AREA

0.14 ac
LOT SIZE

1976
YEAR BUILT

2
STORIES

6
ROOMS

VALUATION

Last Sale

\$215,000 · Apr 30, 1999

TAX & ASSESSMENT

Property Tax	\$4,069 (2025)
Assessed Value	\$336,596
Previous Assessed	\$336,596

PROPERTY FACTS

Property Type	Duplex (2 Units, Any Combination)
County	Sonoma
Lot (acres)	0.14
Construction	Wood (Unspecified)
Heating	None
Cooling	None
Pool	No

CLIMATE RISK

86 FLOOD	61 WILDFIRE	27 DROUGHT
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Scores 0–100; higher = greater projected risk. FEMA flood zone: minimal.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Apr 14, 2014	Quitclaim	Quit Claim Transfer			
Dec 10, 2010	Quitclaim	Quit Claim Transfer			\$160K
Oct 3, 2007	Quitclaim	Quit Claim Transfer			
Apr 30, 1999	Resale	Grant Deed	\$215,000	\$109	\$101K
Feb 27, 1990	Resale	Trustees Deed	\$150,000	\$76	\$98K
Feb 27, 1990	Recorded document	Trustees Deed			
Feb 27, 1990	Recorded document	Trustees Deed			

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Whited Elementary Charter School	Elementary	KG–6	0.8 mi
Spring Lake Middle School	Middle	7–8	1.4 mi
Maria Carrillo High School	High	9–12	1.5 mi

District: Santa Rosa High 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 95409

105 CRIME INDEX	83 AIR POLLUTION	24,776 POPULATION	\$99K MEDIAN IN-COME	58°F AVG TEMP	78% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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