

Residential - Vacant Land

RESIDENTIAL

RIVER RIDGE LN

BLUE RIDGE, GA 30513

2.06 ac

LOT SIZE

VALUATION

Last Sale

\$71,000 · Mar 6, 2025

TAX & ASSESSMENT

Property Tax	\$136 (2025)
Assessed Value	\$14,980
Previous Assessed	\$14,980
Assessor Market Value	\$37,450

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	FANNIN
Lot (acres)	2.06
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Mar 3, 2025	Resale	Warranty Deed	\$71,000		
Aug 30, 2022	Resale	Warranty Deed	\$20,000		
May 4, 2017	Resale	Warranty Deed	\$39,500		
Nov 8, 2013	Resale	Warranty Deed	\$36,000		
Jun 26, 2013	Resale	Warranty Deed	\$20,000		

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Fannin County High School	High	9–12	6.9 mi
Fannin County Middle School	Middle	6–8	7.0 mi
Blue Ridge Elementary School	Elementary	PK–5	7.7 mi

District: Fannin County 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 30513

125 CRIME INDEX	104 AIR POLLUTION	12,417 POPULATION	\$57K MEDIAN IN-COME	55°F AVG TEMP	61% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Absentee owner
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