

Residential - Vacant Land

RESIDENTIAL

# KELLY RIDGE RD

BLUE RIDGE, GA 30513

**2.89 ac**

LOT SIZE

## TAX & ASSESSMENT

|                       |             |
|-----------------------|-------------|
| Property Tax          | \$55 (2025) |
| Assessed Value        | \$6,011     |
| Previous Assessed     | \$6,011     |
| Assessor Market Value | \$15,028    |

## PROPERTY FACTS

|               |                           |
|---------------|---------------------------|
| Property Type | Residential - Vacant Land |
| County        | Fannin                    |
| Lot (acres)   | 2.89                      |
| Heating       | None                      |
| Pool          | No                        |

## TRANSACTION HISTORY

| DATE        | TYPE      | DEED          | PRICE | \$/FT <sup>2</sup> | LOAN |
|-------------|-----------|---------------|-------|--------------------|------|
| Aug 9, 2016 | Financing | Warranty Deed |       |                    |      |

## ASSIGNED SCHOOLS

| SCHOOL                        | LEVEL      | GRADES | DISTANCE |
|-------------------------------|------------|--------|----------|
| West Fannin Elementary School | Elementary | KG–5   | 2.6 mi   |
| Fannin County Middle School   | Middle     | 6–8    | 5.8 mi   |
| Fannin County High School     | High       | 9–12   | 6.6 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

|                           |                             |                             |                                |                         |                        |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|
| <b>125</b><br>CRIME INDEX | <b>104</b><br>AIR POLLUTION | <b>12,417</b><br>POPULATION | <b>\$57K</b><br>MEDIAN IN-COME | <b>55°F</b><br>AVG TEMP | <b>61%</b><br>SUNSHINE |
|---------------------------|-----------------------------|-----------------------------|--------------------------------|-------------------------|------------------------|

Index values: 100 = US average; lower is better.

## OWNERSHIP

|           |                |
|-----------|----------------|
| Occupancy | Absentee owner |
|-----------|----------------|