

Residential - Vacant Land

RESIDENTIAL

70 EAGLE ROCK RD

BLUE RIDGE, GA 30513

8.12 ac

LOT SIZE

TAX & ASSESSMENT

Property Tax	\$282 (2025)
Assessed Value	\$31,081
Previous Assessed	\$31,081
Assessor Market Value	\$77,702

PROPERTY FACTS

Property Type	Residential - Vacant Land
County	Fannin
Lot (acres)	8.12
Heating	None
Pool	No

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Feb 27, 2020	Financing	Limited Warranty Deed			
Mar 4, 2019	Resale	Warranty Deed	\$70,000		
Oct 19, 2005	Financing	Intrafamily Transfer			

Oct 19, 2005	Resale	Deed	\$80,000
Oct 19, 2005	Resale	Deed	\$165,000
Sep 30, 2005	Financing	Intrafamily Transfer	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
West Fannin Elementary School	Elementary	KG–5	1.1 mi
Fannin County High School	High	9–12	6.8 mi
Fannin County Middle School	Middle	6–8	6.8 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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