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Population Consolidated Report

White County, GA
 White County, GA (13311)
 Geography: County

Prepared by Esri

Demographic Summary				2021-2026	2021-2026
	Census 2010	2021	2026	Change	Annual Rate
Total Population	27,144	30,154	32,030	1,876	1.21%
Population 50+	10,592	13,124	14,347	1,223	1.80%
Median Age	42.2	44.5	45.4	0.9	0.40%
Households	10,646	11,708	12,471	763	1.27%
% Householders 55+	48.6%	55.1%	57.0%	1.9	0.68%
Total Owner-Occupied Housing Units	7,935	8,927	9,605	678	1.47%
Total Renter-Occupied Housing Units	2,711	2,781	2,866	85	0.60%
Owner/Renter Ratio (per 100 renters)	293	321	335	14.0	0.86%
Median Home Value	-	\$194,325	\$214,215	\$19,890	1.97%
Average Home Value	-	\$219,536	\$242,061	\$22,525	1.97%
Median Household Income	-	\$53,951	\$56,455	\$2,504	0.91%
Median Household Income for Householder 55+	-	\$47,963	\$50,376	\$2,413	0.99%

Population by Age and Sex

Male Population	Census 2010		2021		2026	
	Number	% of 50+	Number	% of 50+	Number	% of 50+
Total (50+)	4,985	100.0%	6,230	100.0%	6,842	100.0%
50-54	968	19.4%	915	14.7%	958	14.0%
55-59	930	18.7%	1,058	17.0%	1,003	14.7%
60-64	911	18.3%	1,106	17.8%	1,165	17.0%
65-69	773	15.5%	1,035	16.6%	1,155	16.9%
70-74	587	11.8%	940	15.1%	1,057	15.4%
75-79	396	7.9%	597	9.6%	754	11.0%
80-84	255	5.1%	313	5.0%	431	6.3%
85+	165	3.3%	266	4.3%	319	4.7%

Female Population	Census 2010		2021		2026	
	Number	% of 50+	Number	% of 50+	Number	% of 50+
Total (50+)	5,607	100.0%	6,894	100.0%	7,505	100.0%
50-54	1,016	18.1%	979	14.2%	943	12.6%
55-59	995	17.7%	1,065	15.4%	1,096	14.6%
60-64	1,018	18.2%	1,239	18.0%	1,237	16.5%
65-69	894	15.9%	1,166	16.9%	1,288	17.2%
70-74	635	11.3%	1,006	14.6%	1,121	14.9%
75-79	470	8.4%	694	10.1%	852	11.4%
80-84	322	5.7%	398	5.8%	564	7.5%
85+	257	4.6%	347	5.0%	404	5.4%

Total Population	Census 2010		2021		2026	
	Number	% of Total Pop	Number	% of Total Pop	Number	% of Total Pop
Total(50+)	10,592	39.0%	13,124	43.5%	14,347	44.8%
50-54	1,984	7.3%	1,894	6.3%	1,901	5.9%
55-59	1,925	7.1%	2,123	7.0%	2,099	6.6%
60-64	1,929	7.1%	2,345	7.8%	2,402	7.5%
65-69	1,667	6.1%	2,201	7.3%	2,443	7.6%
70-74	1,222	4.5%	1,946	6.5%	2,178	6.8%
75-79	866	3.2%	1,291	4.3%	1,606	5.0%
80-84	577	2.1%	711	2.4%	995	3.1%
85+	422	1.6%	613	2.0%	723	2.3%
65+	4,754	17.5%	6,762	22.4%	7,945	24.8%
75+	1,865	6.9%	2,615	8.7%	3,324	10.4%

Data Note - A "-" indicates that the variable was not collected in the 2010 Census.

Source: Esri, U.S. Census



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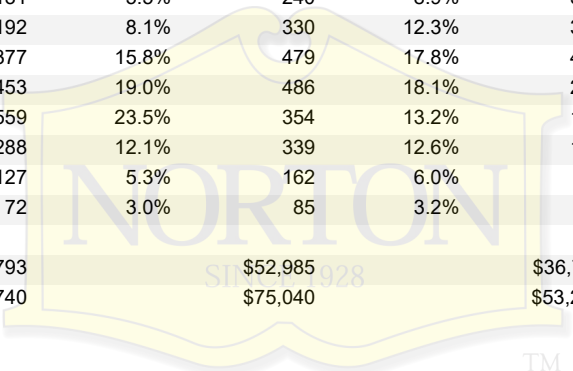
Prepared by Esri

2021 Households by Income and Age of Householder 55+

	55-64	Percent	65-74	Percent	75+	Percent	Total	Percent
Total	2,386	100%	2,441	100%	1,624	100%	6,451	100%
<\$15,000	209	8.8%	215	8.8%	205	12.6%	629	9.8%
\$15,000-\$24,999	146	6.1%	242	9.9%	293	18.0%	681	10.6%
\$25,000-\$34,999	218	9.1%	330	13.5%	310	19.1%	858	13.3%
\$35,000-\$49,999	387	16.2%	447	18.3%	342	21.1%	1,176	18.2%
\$50,000-\$74,999	440	18.4%	422	17.3%	183	11.3%	1,045	16.2%
\$75,000-\$99,999	534	22.4%	296	12.1%	125	7.7%	955	14.8%
\$100,000-\$149,999	277	11.6%	290	11.9%	103	6.3%	670	10.4%
\$150,000-\$199,999	110	4.6%	126	5.2%	48	3.0%	284	4.4%
\$200,000+	65	2.7%	73	3.0%	15	0.9%	153	2.4%
Median HH Income	\$60,829		\$49,374		\$35,113		\$47,963	
Average HH Income	\$73,405		\$68,816		\$48,704		\$65,450	

2026 Households by Income and Age of Householder 55+

	55-64	Percent	65-74	Percent	75+	Percent	Total	Percent
Total	2,382	100%	2,687	100%	2,038	100%	7,107	100%
<\$15,000	183	7.7%	212	7.9%	237	11.6%	632	8.9%
\$15,000-\$24,999	131	5.5%	240	8.9%	343	16.8%	714	10.0%
\$25,000-\$34,999	192	8.1%	330	12.3%	367	18.0%	889	12.5%
\$35,000-\$49,999	377	15.8%	479	17.8%	436	21.4%	1,292	18.2%
\$50,000-\$74,999	453	19.0%	486	18.1%	246	12.1%	1,185	16.7%
\$75,000-\$99,999	559	23.5%	354	13.2%	176	8.6%	1,089	15.3%
\$100,000-\$149,999	288	12.1%	339	12.6%	140	6.9%	767	10.8%
\$150,000-\$199,999	127	5.3%	162	6.0%	74	3.6%	363	5.1%
\$200,000+	72	3.0%	85	3.2%	19	0.9%	176	2.5%
Median HH Income	\$64,793		\$52,985		\$36,711		\$50,376	
Average HH Income	\$79,740		\$75,040		\$53,221		\$70,359	





Demographic and Income Profile

White County, GA
 White County, GA (13311)
 Geography: County

Prepared by Esri

Summary	Census 2010	2021	2026
Population	27,144	30,154	32,030
Households	10,646	11,708	12,471
Families	7,750	8,379	8,876
Average Household Size	2.52	2.51	2.50
Owner Occupied Housing Units	7,935	8,927	9,605
Renter Occupied Housing Units	2,711	2,781	2,866
Median Age	42.2	44.5	45.4
Trends: 2021-2026 Annual Rate	Area	State	National
Population	1.21%	1.05%	0.71%
Households	1.27%	1.06%	0.71%
Families	1.16%	0.97%	0.64%
Owner HHs	1.47%	1.26%	0.91%
Median Household Income	0.91%	2.43%	2.41%

Households by Income	2021		2026	
	Number	Percent	Number	Percent
<\$15,000	1,099	9.4%	1,053	8.4%
\$15,000 - \$24,999	961	8.2%	972	7.8%
\$25,000 - \$34,999	1,359	11.6%	1,359	10.9%
\$35,000 - \$49,999	1,982	16.9%	2,081	16.7%
\$50,000 - \$74,999	2,068	17.7%	2,258	18.1%
\$75,000 - \$99,999	1,940	16.6%	2,131	17.1%
\$100,000 - \$149,999	1,454	12.4%	1,615	13.0%
\$150,000 - \$199,999	505	4.3%	616	4.9%
\$200,000+	340	2.9%	386	3.1%
Median Household Income	\$53,951		\$56,455	
Average Household Income	\$70,381		\$75,732	
Per Capita Income	\$27,372		\$29,528	

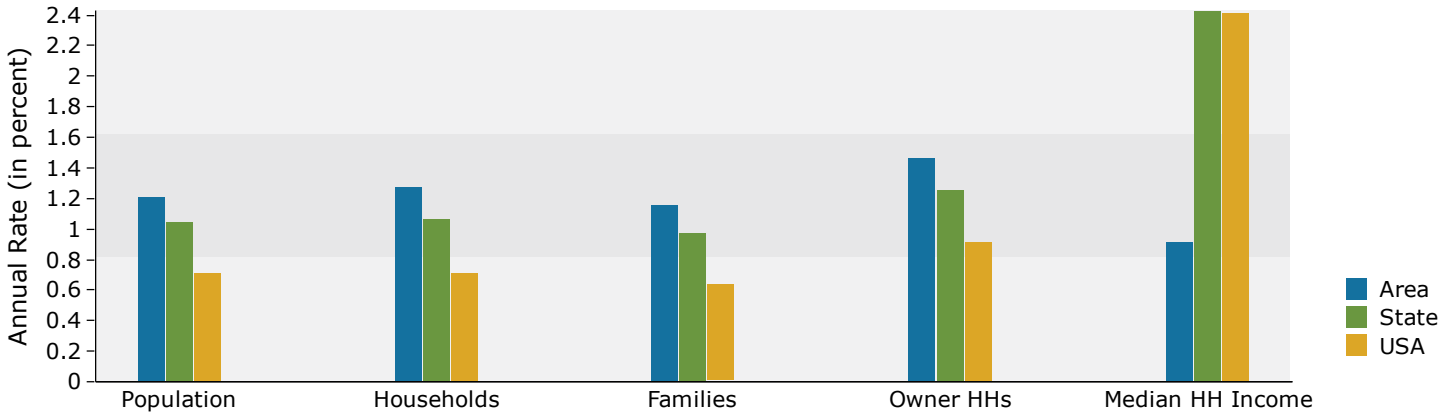
Population by Age	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
0 - 4	1,589	5.9%	1,524	5.1%	1,591	5.0%
5 - 9	1,685	6.2%	1,696	5.6%	1,742	5.4%
10 - 14	1,823	6.7%	1,780	5.9%	1,911	6.0%
15 - 19	1,838	6.8%	1,816	6.0%	2,004	6.3%
20 - 24	1,506	5.5%	1,661	5.5%	1,630	5.1%
25 - 34	2,717	10.0%	3,460	11.5%	3,258	10.2%
35 - 44	3,408	12.6%	3,293	10.9%	3,717	11.6%
45 - 54	3,970	14.6%	3,694	12.3%	3,731	11.6%
55 - 64	3,854	14.2%	4,468	14.8%	4,501	14.1%
65 - 74	2,889	10.6%	4,147	13.8%	4,621	14.4%
75 - 84	1,443	5.3%	2,002	6.6%	2,601	8.1%
85+	422	1.6%	613	2.0%	723	2.3%

Race and Ethnicity	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
White Alone	25,824	95.1%	28,200	93.5%	29,664	92.6%
Black Alone	457	1.7%	623	2.1%	706	2.2%
American Indian Alone	131	0.5%	148	0.5%	163	0.5%
Asian Alone	124	0.5%	178	0.6%	209	0.7%
Pacific Islander Alone	9	0.0%	11	0.0%	11	0.0%
Some Other Race Alone	230	0.8%	391	1.3%	517	1.6%
Two or More Races	369	1.4%	603	2.0%	760	2.4%
Hispanic Origin (Any Race)	647	2.4%	1,100	3.6%	1,440	4.5%

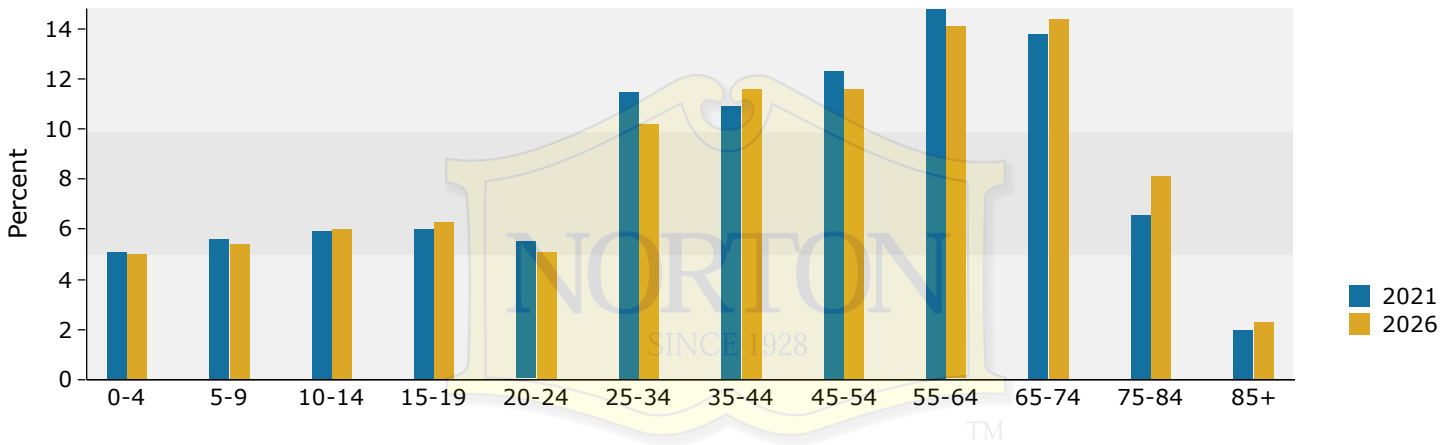
Data Note: Income is expressed in current dollars.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.

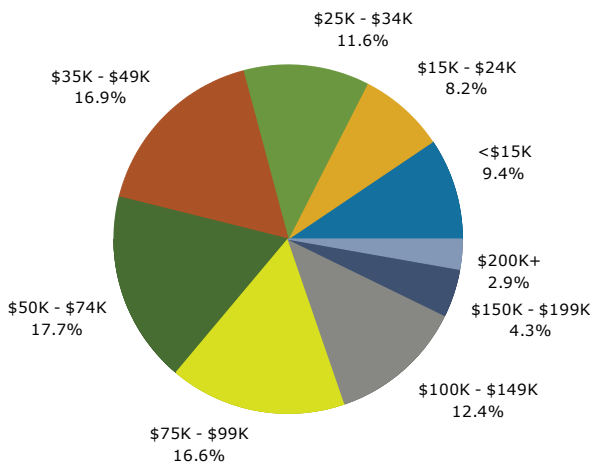
Trends 2021-2026



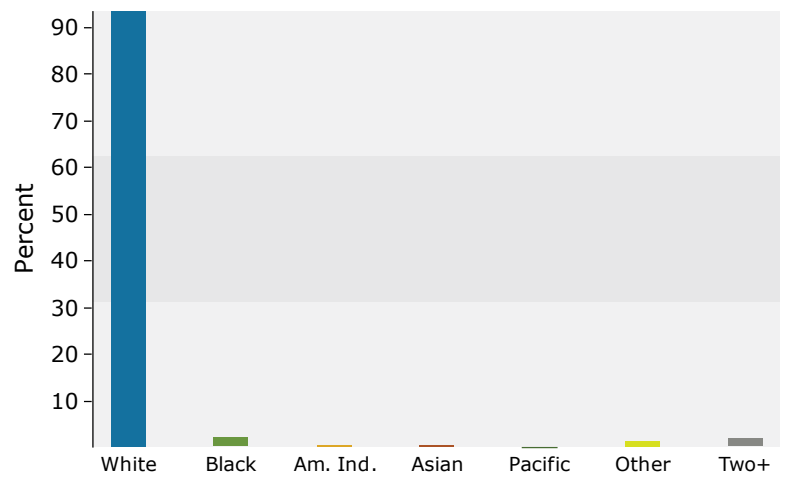
Population by Age



2021 Household Income



2021 Population by Race



2021 Percent Hispanic Origin: 3.6%

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.



Executive Summary

White County, GA
White County, GA (13311)
Geography: County

Prepared by Esri

White County,...

Population

2000 Population	19,944
2010 Population	27,144
2021 Population	30,154
2026 Population	32,030
2000-2010 Annual Rate	3.13%
2010-2021 Annual Rate	0.94%
2021-2026 Annual Rate	1.21%
2021 Male Population	49.5%
2021 Female Population	50.5%
2021 Median Age	44.5

In the identified area, the current year population is 30,154. In 2010, the Census count in the area was 27,144. The rate of change since 2010 was 0.94% annually. The five-year projection for the population in the area is 32,030 representing a change of 1.21% annually from 2021 to 2026. Currently, the population is 49.5% male and 50.5% female.

Median Age

The median age in this area is 44.5, compared to U.S. median age of 38.5.

Race and Ethnicity

2021 White Alone	93.5%
2021 Black Alone	2.1%
2021 American Indian/Alaska Native Alone	0.5%
2021 Asian Alone	0.6%
2021 Pacific Islander Alone	0.0%
2021 Other Race	1.3%
2021 Two or More Races	2.0%
2021 Hispanic Origin (Any Race)	3.6%

Persons of Hispanic origin represent 3.6% of the population in the identified area compared to 18.9% of the U.S. population. Persons of Hispanic Origin may be of any race. The Diversity Index, which measures the probability that two people from the same area will be from different race/ethnic groups, is 18.6 in the identified area, compared to 65.4 for the U.S. as a whole.

Households

2021 Wealth Index	69
2000 Households	7,731
2010 Households	10,646
2021 Total Households	11,708
2026 Total Households	12,471
2000-2010 Annual Rate	3.25%
2010-2021 Annual Rate	0.85%
2021-2026 Annual Rate	1.27%
2021 Average Household Size	2.51

The household count in this area has changed from 10,646 in 2010 to 11,708 in the current year, a change of 0.85% annually. The five-year projection of households is 12,471, a change of 1.27% annually from the current year total. Average household size is currently 2.51, compared to 2.52 in the year 2010. The number of families in the current year is 8,379 in the specified area.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026. Esri converted Census 2000 data into 2010 geography.

December 04, 2021

White County,...

Mortgage Income

2021 Percent of Income for Mortgage 15.1%

Median Household Income

2021 Median Household Income \$53,951

2026 Median Household Income \$56,455

2021-2026 Annual Rate 0.91%

Average Household Income

2021 Average Household Income \$70,381

2026 Average Household Income \$75,732

2021-2026 Annual Rate 1.48%

Per Capita Income

2021 Per Capita Income \$27,372

2026 Per Capita Income \$29,528

2021-2026 Annual Rate 1.53%

Households by Income

Current median household income is \$53,951 in the area, compared to \$64,730 for all U.S. households. Median household income is projected to be \$56,455 in five years, compared to \$72,932 for all U.S. households

Current average household income is \$70,381 in this area, compared to \$90,054 for all U.S. households. Average household income is projected to be \$75,732 in five years, compared to \$103,679 for all U.S. households

Current per capita income is \$27,372 in the area, compared to the U.S. per capita income of \$34,136. The per capita income is projected to be \$29,528 in five years, compared to \$39,378 for all U.S. households

Housing

2021 Housing Affordability Index 155

2000 Total Housing Units 9,454

2000 Owner Occupied Housing Units 6,122

2000 Renter Occupied Housing Units 1,609

2000 Vacant Housing Units 1,723

2010 Total Housing Units 16,062

2010 Owner Occupied Housing Units 7,935

2010 Renter Occupied Housing Units 2,711

2010 Vacant Housing Units 5,416

2021 Total Housing Units 18,592

2021 Owner Occupied Housing Units 8,927

2021 Renter Occupied Housing Units 2,781

2021 Vacant Housing Units 6,884

2026 Total Housing Units 20,008

2026 Owner Occupied Housing Units 9,605

2026 Renter Occupied Housing Units 2,866

2026 Vacant Housing Units 7,537

Currently, 48.0% of the 18,592 housing units in the area are owner occupied; 15.0%, renter occupied; and 37.0% are vacant. Currently, in the U.S., 57.3% of the housing units in the area are owner occupied; 31.2% are renter occupied; and 11.5% are vacant. In 2010, there were 16,062 housing units in the area - 49.4% owner occupied, 16.9% renter occupied, and 33.7% vacant. The annual rate of change in housing units since 2010 is 6.72%. Median home value in the area is \$194,325, compared to a median home value of \$264,021 for the U.S. In five years, median value is projected to change by 1.97% annually to \$214,215.

Data Note: Income is expressed in current dollars. Housing Affordability Index and Percent of Income for Mortgage calculations are only available for areas with 50 or more owner-occupied housing units.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026. Esri converted Census 2000 data into 2010 geography.



Household Income Profile

White County, GA
 White County, GA (13311)
 Geography: County

Prepared by Esri

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Population	30,154	32,030	1,876	1.21%
Households	11,708	12,471	763	1.27%
Median Age	44.5	45.4	0.9	0.40%
Average Household Size	2.51	2.50	-0.01	-0.08%

Households by Income	2021		2026	
	Number	Percent	Number	Percent
Household	11,708	100%	12,471	100%
<\$15,000	1,099	9.4%	1,053	8.4%
\$15,000-\$24,999	961	8.2%	972	7.8%
\$25,000-\$34,999	1,359	11.6%	1,359	10.9%
\$35,000-\$49,999	1,982	16.9%	2,081	16.7%
\$50,000-\$74,999	2,068	17.7%	2,258	18.1%
\$75,000-\$99,999	1,940	16.6%	2,131	17.1%
\$100,000-\$149,999	1,454	12.4%	1,615	13.0%
\$150,000-\$199,999	505	4.3%	616	4.9%
\$200,000+	340	2.9%	386	3.1%
Median Household Income	\$53,951		\$56,455	
Average Household Income	\$70,381		\$75,732	
Per Capita Income	\$27,372		\$29,528	



Data Note: Income is reported for households as of July 1, 2021 and represents annual income for the preceding year, expressed in 2019 dollars. Income is reported for households as of July 1, 2026 and represents annual income for the preceding year, expressed in 2024 dollars
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri Forecasts for 2021 and 2026.

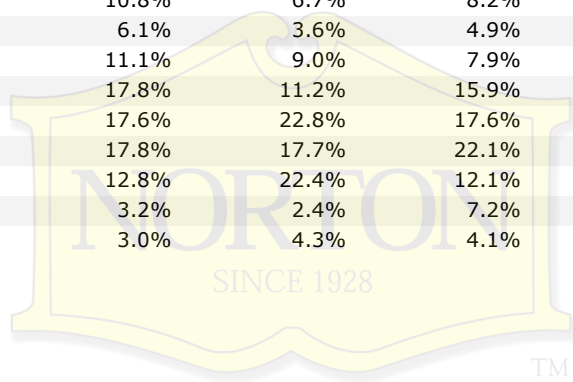


Household Income Profile

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2021 Households by Income and Age of Householder							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	342	1,419	1,574	1,922	2,386	2,441	1,624
<\$15,000	53	153	106	158	209	215	205
\$15,000-\$24,999	42	87	57	94	146	242	293
\$25,000-\$34,999	51	157	141	152	218	330	310
\$35,000-\$49,999	72	252	177	305	387	447	342
\$50,000-\$74,999	75	250	359	339	440	422	183
\$75,000-\$99,999	30	252	278	425	534	296	125
\$100,000-\$149,999	18	181	352	233	277	290	103
\$150,000-\$199,999	1	45	37	138	110	126	48
\$200,000+	0	42	67	78	65	73	15
Median HH Income	\$38,926	\$54,410	\$69,860	\$66,693	\$60,829	\$49,374	\$35,113
Average HH Income	\$45,163	\$69,880	\$83,041	\$81,422	\$73,405	\$68,816	\$48,704
Percent Distribution							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	100%	100%	100%	100%	100%	100%	100%
<\$15,000	15.5%	10.8%	6.7%	8.2%	8.8%	8.8%	12.6%
\$15,000-\$24,999	12.3%	6.1%	3.6%	4.9%	6.1%	9.9%	18.0%
\$25,000-\$34,999	14.9%	11.1%	9.0%	7.9%	9.1%	13.5%	19.1%
\$35,000-\$49,999	21.1%	17.8%	11.2%	15.9%	16.2%	18.3%	21.1%
\$50,000-\$74,999	21.9%	17.6%	22.8%	17.6%	18.4%	17.3%	11.3%
\$75,000-\$99,999	8.8%	17.8%	17.7%	22.1%	22.4%	12.1%	7.7%
\$100,000-\$149,999	5.3%	12.8%	22.4%	12.1%	11.6%	11.9%	6.3%
\$150,000-\$199,999	0.3%	3.2%	2.4%	7.2%	4.6%	5.2%	3.0%
\$200,000+	0.0%	3.0%	4.3%	4.1%	2.7%	3.0%	0.9%



Data Note: Income is reported for households as of July 1, 2021 and represents annual income for the preceding year, expressed in 2019 dollars. Income is reported for households as of July 1, 2026 and represents annual income for the preceding year, expressed in 2024 dollars
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri Forecasts for 2021 and 2026.

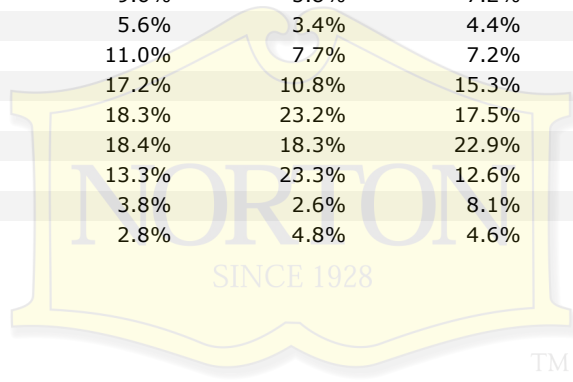


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2026 Households by Income and Age of Householder							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	351	1,330	1,761	1,922	2,382	2,687	2,038
<\$15,000	52	128	103	138	183	212	237
\$15,000-\$24,999	40	74	59	85	131	240	343
\$25,000-\$34,999	49	146	136	139	192	330	367
\$35,000-\$49,999	75	229	190	295	377	479	436
\$50,000-\$74,999	83	244	409	337	453	486	246
\$75,000-\$99,999	33	245	323	441	559	354	176
\$100,000-\$149,999	18	177	410	243	288	339	140
\$150,000-\$199,999	1	50	46	156	127	162	74
\$200,000+	0	37	85	88	72	85	19
Median HH Income	\$40,456	\$56,866	\$73,530	\$71,647	\$64,793	\$52,985	\$36,711
Average HH Income	\$47,991	\$74,159	\$89,981	\$88,700	\$79,740	\$75,040	\$53,221
Percent Distribution							
	<25	25-34	35-44	45-54	55-64	65-74	75+
HH Income Base	100%	100%	100%	100%	100%	100%	100%
<\$15,000	14.8%	9.6%	5.8%	7.2%	7.7%	7.9%	11.6%
\$15,000-\$24,999	11.4%	5.6%	3.4%	4.4%	5.5%	8.9%	16.8%
\$25,000-\$34,999	14.0%	11.0%	7.7%	7.2%	8.1%	12.3%	18.0%
\$35,000-\$49,999	21.4%	17.2%	10.8%	15.3%	15.8%	17.8%	21.4%
\$50,000-\$74,999	23.6%	18.3%	23.2%	17.5%	19.0%	18.1%	12.1%
\$75,000-\$99,999	9.4%	18.4%	18.3%	22.9%	23.5%	13.2%	8.6%
\$100,000-\$149,999	5.1%	13.3%	23.3%	12.6%	12.1%	12.6%	6.9%
\$150,000-\$199,999	0.3%	3.8%	2.6%	8.1%	5.3%	6.0%	3.6%
\$200,000+	0.0%	2.8%	4.8%	4.6%	3.0%	3.2%	0.9%



Data Note: Income is reported for households as of July 1, 2021 and represents annual income for the preceding year, expressed in 2019 dollars. Income is reported for households as of July 1, 2026 and represents annual income for the preceding year, expressed in 2024 dollars
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri Forecasts for 2021 and 2026.



Housing Profile

White County, GA
 White County, GA (13311)
 Geography: County

Prepared by Esri

Population		Households	
2010 Total Population	27,144	2021 Median Household Income	\$53,951
2021 Total Population	30,154	2026 Median Household Income	\$56,455
2026 Total Population	32,030	2021-2026 Annual Rate	0.91%
2021-2026 Annual Rate	1.21%		

Housing Units by Occupancy Status and Tenure	Census 2010		2021		2026	
	Number	Percent	Number	Percent	Number	Percent
Total Housing Units	16,062	100.0%	18,592	100.0%	20,008	100.0%
Occupied	10,646	66.3%	11,708	63.0%	12,471	62.3%
Owner	7,935	49.4%	8,927	48.0%	9,605	48.0%
Renter	2,711	16.9%	2,781	15.0%	2,866	14.3%
Vacant	5,416	33.7%	6,884	37.0%	7,537	37.7%

Owner Occupied Housing Units by Value	2021		2026	
	Number	Percent	Number	Percent
Total	8,927	100.0%	9,605	100.0%
<\$50,000	534	6.0%	396	4.1%
\$50,000-\$99,999	959	10.7%	792	8.2%
\$100,000-\$149,999	1,303	14.6%	1,209	12.6%
\$150,000-\$199,999	1,881	21.1%	1,933	20.1%
\$200,000-\$249,999	1,480	16.6%	1,662	17.3%
\$250,000-\$299,999	957	10.7%	1,158	12.1%
\$300,000-\$399,999	1,027	11.5%	1,333	13.9%
\$400,000-\$499,999	488	5.5%	683	7.1%
\$500,000-\$749,999	260	2.9%	391	4.1%
\$750,000-\$999,999	18	0.2%	25	0.3%
\$1,000,000-\$1,499,999	16	0.2%	18	0.2%
\$1,500,000-\$1,999,999	0	0.0%	0	0.0%
\$2,000,000+	4	0.0%	5	0.1%



Median Value	\$194,325	\$214,215
Average Value	\$219,536	\$242,061

Census 2010 Housing Units	Number	Percent
Total	16,062	100.0%
In Urbanized Areas	0	0.0%
In Urban Clusters	2,027	12.6%
Rural Housing Units	14,035	87.4%

Data Note: Persons of Hispanic Origin may be of any race.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.



Housing Profile

White County, GA
 White County, GA (13311)
 Geography: County

Prepared by Esri

Census 2010 Owner Occupied Housing Units by Mortgage Status		
	Number	Percent
Total	7,935	100.0%
Owned with a Mortgage/Loan	4,978	62.7%
Owned Free and Clear	2,957	37.3%

Census 2010 Vacant Housing Units by Status		
	Number	Percent
Total	5,416	100.0%
For Rent	956	17.7%
Rented- Not Occupied	60	1.1%
For Sale Only	423	7.8%
Sold - Not Occupied	58	1.1%
Seasonal/Recreational/Occasional Use	3,256	60.1%
For Migrant Workers	5	0.1%
Other Vacant	658	12.1%

Census 2010 Occupied Housing Units by Age of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	10,646	7,935	74.5%
15-24	369	82	22.2%
25-34	1,186	635	53.5%
35-44	1,733	1,147	66.2%
45-54	2,185	1,657	75.8%
55-64	2,164	1,816	83.9%
65-74	1,786	1,559	87.3%
75-84	950	820	86.3%
85+	273	219	80.2%

Census 2010 Occupied Housing Units by Race/Ethnicity of Householder and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	10,646	7,935	74.5%
White Alone	10,271	7,717	75.1%
Black/African American Alone	140	83	59.3%
American Indian/Alaska Native	59	35	59.3%
Asian Alone	30	22	73.3%
Pacific Islander Alone	1	0	0.0%
Other Race Alone	50	21	42.0%
Two or More Races	95	57	60.0%
Hispanic Origin	138	77	55.8%

Census 2010 Occupied Housing Units by Size and Home Ownership			
	Occupied Units	Owner Occupied Units	
		Number	% of Occupied
Total	10,646	7,935	74.5%
1-Person	2,424	1,650	68.1%
2-Person	4,189	3,418	81.6%
3-Person	1,701	1,242	73.0%
4-Person	1,349	969	71.8%
5-Person	631	433	68.6%
6-Person	230	148	64.3%
7+ Person	122	75	61.5%

2021 Housing Affordability	
Housing Affordability Index	155
Percent of Income for Mortgage	15.1%

Data Note: Persons of Hispanic Origin may be of any race.

Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2021 and 2026.



2010 Census Profile

White County, GA
 White County, GA (13311)
 Geography: County

Prepared by Esri

	2000	2010	2000-2010 Annual Rate
Population	19,944	27,144	3.13%
Households	7,731	10,646	3.25%
Housing Units	9,454	16,062	5.44%
Population by Race			
		Number	Percent
Total		27,144	100.0%
Population Reporting One Race		26,775	98.6%
White		25,824	95.1%
Black		457	1.7%
American Indian		131	0.5%
Asian		124	0.5%
Pacific Islander		9	0.0%
Some Other Race		230	0.8%
Population Reporting Two or More Races		369	1.4%
Total Hispanic Population		647	2.4%
Population by Sex			
Male		13,269	48.9%
Female		13,875	51.1%
Population by Age			
Total		27,144	100.0%
Age 0 - 4		1,589	5.9%
Age 5 - 9		1,685	6.2%
Age 10 - 14		1,823	6.7%
Age 15 - 19		1,838	6.8%
Age 20 - 24		1,506	5.5%
Age 25 - 29		1,275	4.7%
Age 30 - 34		1,442	5.3%
Age 35 - 39		1,632	6.0%
Age 40 - 44		1,776	6.5%
Age 45 - 49		1,986	7.3%
Age 50 - 54		1,984	7.3%
Age 55 - 59		1,925	7.1%
Age 60 - 64		1,929	7.1%
Age 65 - 69		1,667	6.1%
Age 70 - 74		1,222	4.5%
Age 75 - 79		866	3.2%
Age 80 - 84		577	2.1%
Age 85+		422	1.6%
Age 18+		20,944	77.2%
Age 65+		4,754	17.5%



Data Note: Hispanic population can be of any race. Census 2010 medians are computed from reported data distributions.
Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri converted Census 2000 data into 2010 geography.

Households by Type		
Total	10,646	100.0%
Households with 1 Person	2,424	22.8%
Households with 2+ People	8,222	77.2%
Family Households	7,750	72.8%
Husband-wife Families	6,127	57.6%
With Own Children	2,105	19.8%
Other Family (No Spouse Present)	1,623	15.2%
With Own Children	831	7.8%
Nonfamily Households	472	4.4%
All Households with Children	3,348	31.4%
Multigenerational Households	405	3.8%
Unmarried Partner Households	575	5.4%
Male-female	488	4.6%
Same-sex	87	0.8%
Average Household Size	2.52	

Family Households by Size		
Total	7,750	100.0%
2 People	3,787	48.9%
3 People	1,657	21.4%
4 People	1,332	17.2%
5 People	625	8.1%
6 People	228	2.9%
7+ People	121	1.6%
Average Family Size	2.93	

Nonfamily Households by Size		
Total	2,896	100.0%
1 Person	2,424	83.7%
2 People	402	13.9%
3 People	44	1.5%
4 People	17	0.6%
5 People	6	0.2%
6 People	2	0.1%
7+ People	1	0.0%
Average Nonfamily Size	1.20	

Population by Relationship and Household Type		
Total	27,144	100.0%
In Households	26,779	98.7%
In Family Households	23,302	85.8%
Householder	7,750	28.6%
Spouse	6,127	22.6%
Child	7,860	29.0%
Other relative	957	3.5%
Nonrelative	608	2.2%
In Nonfamily Households	3,477	12.8%
In Group Quarters	365	1.3%
Institutionalized Population	144	0.5%
Noninstitutionalized Population	221	0.8%

Data Note: Households with children include any households with people under age 18, related or not. Multigenerational households are families with 3 or more parent-child relationships. Unmarried partner households are usually classified as nonfamily households unless there is another member of the household related to the householder. Multigenerational and unmarried partner households are reported only to the tract level. Esri estimated block group data, which is used to estimate polygons or non-standard geography. Average family size excludes nonrelatives.

Source: U.S. Census Bureau, Census 2010 Summary File 1.

Family Households by Age of Householder		
Total	7,750	100.0%
Householder Age 15 - 44	2,671	34.5%
Householder Age 45 - 54	1,670	21.5%
Householder Age 55 - 64	1,568	20.2%
Householder Age 65 - 74	1,198	15.5%
Householder Age 75+	643	8.3%
Nonfamily Households by Age of Householder		
Total	2,896	100.0%
Householder Age 15 - 44	617	21.3%
Householder Age 45 - 54	515	17.8%
Householder Age 55 - 64	596	20.6%
Householder Age 65 - 74	588	20.3%
Householder Age 75+	580	20.0%
Households by Race of Householder		
Total	10,646	100.0%
Householder is White Alone	10,271	96.5%
Householder is Black Alone	140	1.3%
Householder is American Indian Alone	59	0.6%
Householder is Asian Alone	30	0.3%
Householder is Pacific Islander Alone	1	0.0%
Householder is Some Other Race Alone	50	0.5%
Householder is Two or More Races	95	0.9%
Households with Hispanic Householder	138	1.3%
Husband-wife Families by Race of Householder		
Total	6,127	100.0%
Householder is White Alone	5,940	96.9%
Householder is Black Alone	49	0.8%
Householder is American Indian Alone	36	0.6%
Householder is Asian Alone	23	0.4%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	29	0.5%
Householder is Two or More Races	50	0.8%
Husband-wife Families with Hispanic Householder	86	1.4%
Other Families (No Spouse) by Race of Householder		
Total	1,623	100.0%
Householder is White Alone	1,534	94.5%
Householder is Black Alone	45	2.8%
Householder is American Indian Alone	9	0.6%
Householder is Asian Alone	4	0.2%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	12	0.7%
Householder is Two or More Races	19	1.2%
Other Families with Hispanic Householder	30	1.8%
Nonfamily Households by Race of Householder		
Total	2,896	100.0%
Householder is White Alone	2,797	96.6%
Householder is Black Alone	46	1.6%
Householder is American Indian Alone	14	0.5%
Householder is Asian Alone	3	0.1%
Householder is Pacific Islander Alone	1	0.0%
Householder is Some Other Race Alone	9	0.3%
Householder is Two or More Races	26	0.9%
Nonfamily Households with Hispanic Householder	22	0.8%

Source: U.S. Census Bureau, Census 2010 Summary File 1.



Total Housing Units by Occupancy

Total	16,062	100.0%
Occupied Housing Units	10,646	66.3%
Vacant Housing Units		
For Rent	956	6.0%
Rented, not Occupied	60	0.4%
For Sale Only	423	2.6%
Sold, not Occupied	58	0.4%
For Seasonal/Recreational/Occasional Use	3,256	20.3%
For Migrant Workers	5	0.0%
Other Vacant	658	4.1%
Total Vacancy Rate	33.7%	

Households by Tenure and Mortgage Status

Total	10,646	100.0%
Owner Occupied	7,935	74.5%
Owned with a Mortgage/Loan	4,978	46.8%
Owned Free and Clear	2,957	27.8%
Average Household Size	2.49	
Renter Occupied	2,711	25.5%
Average Household Size	2.60	

Owner-occupied Housing Units by Race of Householder

Total	7,935	100.0%
Householder is White Alone	7,717	97.3%
Householder is Black Alone	83	1.0%
Householder is American Indian Alone	35	0.4%
Householder is Asian Alone	22	0.3%
Householder is Pacific Islander Alone	0	0.0%
Householder is Some Other Race Alone	21	0.3%
Householder is Two or More Races	57	0.7%
Owner-occupied Housing Units with Hispanic Householder	77	1.0%

Renter-occupied Housing Units by Race of Householder

Total	2,711	100.0%
Householder is White Alone	2,554	94.2%
Householder is Black Alone	57	2.1%
Householder is American Indian Alone	24	0.9%
Householder is Asian Alone	8	0.3%
Householder is Pacific Islander Alone	1	0.0%
Householder is Some Other Race Alone	29	1.1%
Householder is Two or More Races	38	1.4%
Renter-occupied Housing Units with Hispanic Householder	61	2.3%

Average Household Size by Race/Hispanic Origin of Householder

Householder is White Alone	2.50
Householder is Black Alone	2.78
Householder is American Indian Alone	2.66
Householder is Asian Alone	3.50
Householder is Pacific Islander Alone	3.00
Householder is Some Other Race Alone	4.18
Householder is Two or More Races	2.67
Householder is Hispanic	3.64

Source: U.S. Census Bureau, Census 2010 Summary File 1.

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 - HOME RENTAL
 - COMMUNITY MANAGEMENT
 - RAW ACREAGE
- RELOCATION
- HOME SERVICES
- CONSULTATION
- RESEARCH
- MORTGAGE
- DEVELOPMENT
- REO

DATA PRODUCTS

- COUNTY DEMOGRAPHICS
- ANNUAL FORECASTS
- DEEP DIVE
- MONTHLY INDICATORS
- TEMPERATURE GAUGES
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- LAKE REPORTS
- RESIDENTIAL REPORTS
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