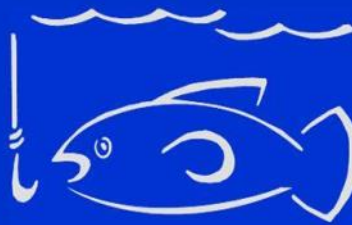


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llc



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June 2017

Email your pictures of Hartwell to HartwellLakefront@gmail.com.
One will be selected every month for our cover.

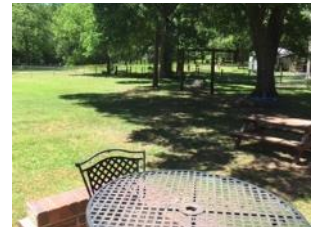
7 Osceola Fair Play SC \$419,000 - four bedroom home on a 2.75 acre private lot on Lake Hartwell. Open floor plan with vaulted wood ceiling, greatroom with floor to ceiling fireplace, sunroom and kitchen with new cabinets, appliances and granite. Lots of windows make the home light and bright. Master on the main, two more bedrooms upstairs and one downstairs. Over -sized two-car garage with storage and workbenches. Outbuilding. Close Corp line and gentle slope to the dock. NEW COVERED SLIP DOCK ORDERED AND EXPECTED TO BE DELIVERED THE MIDDLE OF JUNE. Easy access to I-85.



1851 Providence Church Rd Anderson SC \$350,000- This grand two story foyer entrance leads to an open over sized kitchen which features include a center island, corian coutertops, and stainless steel appliances. Right off the kitchen are French doors which lead to the sunroom with amazing views of nature all year around . The master bedroom is located on the main level with access to the deck. The living room has gas fireplace and plenty of space for the whole family to relax and enjoy. No dock in place but owner has a valid dock permit.



4105 Old Portman Rd Anderson \$159,900 Great Brick Home on 3.31 acres. Quiet Neighborhood, close to town, good schools spacious 3 br 2 bath. large den with stone fireplace and huge laundry room. Bathrooms recently updated, new high efficiency windows and hw heater. Tile in kitchen and dining room. Workshop behind house 28"x21" with a roll-up door and a man door. Shop has a shed off the back for equipment storage. Also has a 14'x9' chicken coop built in. Back yard is fenced, pasture partially cleared and partially fenced for horses. Lots of shade trees, and a creek on the back of the lot.



101 Providence Villas Anderson \$192,000 - Meticulously updated and spectacular water views from throughout the property. Downstairs is a large family room that has beautiful tile and double sided stone fireplace and stone floors in the entry and dining area. Open to the living area is a dining room with the other side of the rock fireplace. A covered patio off the dining area and another partially covered 12 x 14 patio - great extension of indoor living area to the outside to enjoy quiet evenings, and great lakeview sunsets. The kitchen adjoins the dining room with an eat in bar. The kitchen has been updated with stainless appliances and updated cabinets. The master suite is extremely large with panoramic views of the lake.



1009 Willow Run Rd Anderson SC \$169,900 - This beautiful home has it all, 3 bedrooms, 2 full baths and a very spacious open floor plan with plantation shutters throughout the entire home. The living room boast cathedral ceilings and a grand arched entrance to the dining room. French doors that lead to a very nice deck where you can sit and enjoying the peaceful and serene surroundings of the large fenced yard. Large kitchen with granite counters, an island/breakfast bar, stainless steel appliances, a sub-zero fridge and built in wine cooler. The master bedroom offers plenty of space for a king size bedroom suite and features tray ceilings, his/hers closets, and a large updated master bathroom which includes a garden tub and a separate shower.



New Listings Of the Month



BuyHartwellLake.com
1-855-Buy-Lake



35 Harbor Gate Anderson SC \$115,000 - Drop Anchor for we have a deal for you. This 2 br/1.5 ba has new flooring throughout, freshly painted and a new water heater. This community is approx. 5 minutes from I-85, Portman Marina, restaurants and shopping. Amenities of pool, tennis, clubhouse and courtesy docks behind each building.



Lot 16 Andrea Pt Anderson SC \$188,000 -Gorgeous property with mature hardwoods, big lake views and deep water. One of the finest locations on Hartwell! Upscale neighborhood and situated at the end of a cul-de-sac. Homesite will offer stunning year around sunsets over the lake. Truly a rare opportunity for a quality lake lot in Teakwood Plantation. Great location less than five minutes to I-85 exit 14. Close to Anderson, Clemson, or Pendleton. Just reduced over \$60,000 for quick sale! Don't miss out!



506 North Arrowhead Westminster SC \$269,000 - 4 br/2.5 bath lakefront home offers a split bedroom plan, allowing for privacy from company, with the master to the left side of house and 3 additional bedrooms to the right side. Just off the master you will find a half bath and sitting area with wet bar. This area along with the master adjoin a screened porch. The basement is located off this porch. The sunroom overlooks the lake and connects to an open living/kitchen area. You will love the open view of the expansive shoreline on this wooded lot that takes you down to a covered slip dock. A circular concrete driveway allows for easy access and ample parking. The house sits on lot 2002 and part of 2003.



106 Woodbridge Ln Starr SC \$190,000 - Hard to find 3 acre lake-front parcel with verbal approval for two docks if subdivided appropriately. Near Big Water Marina. Dock in place on lot and COE has stipulated that property can have up to two docks depending upon how property is subdivided. This is a perfect spot to build that dream home or mutiple homes for a family compound. Could bring in a mobile or modular until you are ready to build. There is a septic and well on site that has not been used in many years.



142 Hutchinson Dr Martin GA \$100,000 - Beautiful point lot located off Suttles Road, dockable with 100' of lakefront. Partially cleared and ready for you to build. No restrictions. Convenient to Westminster SC or Toccoa GA. Private and secluded.



Q&A With The Corp Of Engineers



Why doesn't the Corps remove the stumps sticking out at low water?

We remove or mark all stumps or other hazards located within marked navigational channels. During extreme low water conditions, thousands of small trees, sand bars, and stumps are exposed, creating hazards for recreational boaters. The vast majority of these hazards are away from the marked channels. Our public safety programs remind users to exercise caution during these low water periods.

If boaters should find a hazard within the channel, notify the project office for the reservoir and the hazard will be checked as soon as possible. We cannot mark or remove all stumps exposed by unpredictable and constantly changing water conditions. (Hartwell: 888-893-0678 or 706-856-0300; Russell: 800-944-7207 or 706-213-3400; Thurmond: 800-533-3478 or 864-333-1100)

What ramps are usable during these low water conditions?

Information is available from the Project Offices (Hartwell: 888-893-0678 or 706-856-0300; Russell: 800-944-7207 or 706-213-3400; Thurmond: 800-533-3478 or 864-333-1100) or on the Web at: www.sas.usace.army.mil. Choose "Lake Information" from the drop-down menu. We regularly update this information.

Where can I read more about water management in the Savannah River Basin?

Visit the Savannah River water management page, <http://water.sas.usace.army.mil>. There you can find near real-time reservoir levels, information about drought levels, and a schematic of the reservoir system. The page also contains links to a variety of websites with additional information. The public can also receive email updates via this blog, Balancing the Basin. To subscribe, enter a valid email address in the subscribe box at the top of the blog on the homepage.

What are the authorized purposes of the Corps' dam and reservoir projects?

U.S. Army Corps of Engineers projects on the Savannah River are "multi-purpose." These projects were authorized by Congress to support: water supply, water quality, hydropower production, flood risk management (originally called flood control), downstream navigation, recreation, and fish and wildlife management. During periods of severe drought, water supply and water quality are the Corps' foremost priorities, both in the reservoirs and downstream.

Hartwell Olympic Triathlon

USAT SANCTIONED:

The Hartwell YMCA Olympic Triathlon is a USA Triathlon sanctioned race.

CUT-OFF TIME:

All participants must complete the race in under 4 hours minutes. Race officials reserve the right to pull a participant off the course if it appears as though that participant will not be able to meet the above time requirements. This is a safety issue, our permits, volunteers, police, ems, etc are only reserved for the above time restrictions.

MINIMUM AGE:

Entry in the Hartwell YMCA Olympic Triathlon is open to individuals 14 years of age or older.

TIMING SYSTEM:

The Hartwell YMCA Olympic Triathlon will be timed using the ChampionChip Timing System. (5 splits provided)

AWARD CATEGORIES:

INDIVIDUAL AWARDS

- Overall (M & F)
- Age Groups (M & F): 14-19, 20-24, 25-29, 30-34, 35-39, 40-44, 45-49, 50-54, 55-59, 60-64, 65-69, 70-74, 75 & Over
- Clydesdale
- Athena
- Novice (M & F)

SWIM:

The swim takes place in Lake Hartwell. The course is 1500 meters clockwise with buoys being placed at 150-200 meter intervals.

BIKE:

The bike course is a 40k loop on rolling hills

RUN:

The 10k run is an out and back course, fairly flat, with aid stations each mile.

Full info and registration at <http://goraceproductions.com/races/2017-hartwell-ymca-olympic-triathlon/>



Play it Safe Around Water this Summer

Before you head out for a day on or near the water, the U.S. Army Corps of Engineers (USACE) Savannah District encourages you to ensure you have life jackets for everyone and that you wear them.

Last year Savannah District recorded seven fatalities on the lakes it manages, including Hartwell, Richard B. Russell and J. Strom Thurmond. Five of the seven fatalities occurred in undesignated swimming areas.

In the last 10 years, 88 percent of all USACE public water-related fatalities were men and 68 percent were between the ages of 20 and 60, according to data compiled by the USACE National Operations Center for Water Safety.

The center also reports that 84 percent of all public water-related fatalities involved people not wearing life jackets and found that the greatest number of water-related fatalities involved people swimming in areas not designated for swimming. In addition, 27 percent of boating fatalities involved people falling overboard.



Several people who drown never intended to be in the water; they unexpectedly fell from a boat or dock into the water. When this happens, a person will reflexively gasp and can inhale up to one liter of water and drown in less than a minute.

Even a strong swimmer can drown from a fall into cold water because it causes an involuntary gasp (or torso) reflex. A life jacket can help save your life by allowing time for rescue. Some researchers consider cold water anything lower than normal body temperature of 98.6°F.

Others get into trouble swimming out to retrieve a boat that floated away, or swimming in association with a boat. Swimming in natural waters is not the same as swimming in a pool. Even strong swimmers can get into trouble and be gone within seconds.

It takes an average of 60 seconds for an adult to drown and just 20 seconds for a child to drown. Swimming ability also decreases with age.

Safety tips:

Swim at a designated swim beach. These areas have been inspected to provide a safe swimming environment. At all USACE beaches you swim at your own risk, so adults please watch your children because most people drowned within 10 feet of safety. Many shorelines at USACE lake and river projects have drop offs and you can be in water over your head instantly or pulled under by the current.

Always wear the right size and type of life jacket for the activity you are enjoying. Life jackets worn ... nobody mourns. Learn more at www.PleaseWearIt.com.

Courtesy corp of engineers



23rd Annual Death Valley Open Water Swim Meet & SC LSC Open Water Championship

June 10, 2017



Held under the sanction of USA Swimming issued by SC Swimming: Sanction Number SC17109OW

Host Club:	CLEMSON AQUATIC TEAM
Meet Directors:	Eric Muth meetdirector@clemsonaquaticteam.org 864-653-5731 Mary Beth Kurz meetdirector@clemsonaquaticteam.org 864-506-5576
Meet Referee:	QT Taylor qhtaylor@yahoo.com 864-367-5285
Meet Entries To:	Eric Muth meetdirector@clemsonaquaticteam.org 864-653-5731
Safety Marshals:	Scooter Arwood larwood@clemson.edu 864-650-5154 Thomas Hiebel thiebel784@gmail.com 864-222-0641
Facility:	East Beach, Hartwell Lake, at the CU Rowing Facility, 522 East Beach Drive, Clemson SC 29634 (GPS Coordinates: Lat: 34.677159, Long: -82.854853). Water depth depends on the spring rains, start will be 5-14 feet, and the rest of the course is 25-50 feet. Water temperature is expected to be in the low 80°F range. On-campus parking will be available. Please pay close attention to the parking attendants at the meet. Failure to comply with parking regulations will lead to ticketing by Clemson University Parking Services. Stadium seating is plentiful near the start and finish of the race. A grass area is available for tailgate type tent set-up. Spectators and swimmers are encouraged to bring chairs. There is additional viewing available on a dyke area along a portion of the course. Operation of a drone, or any other flying apparatus, is prohibited over the venue (pools, athlete/coach areas, spectator areas, and open ceiling locker rooms) any time athletes, coaches, officials and/or spectators are present.
Rules:	Meet to be conducted in accordance with the current USA Swimming and SC Swimming Rules and Regulations and information herein. Important rules to highlight include: Toenails and fingernails will be checked before the race at the nail inspection area. If the nails are too long, they must be trimmed to a reasonable length at the discretion of the Referee. Wearing jewelry including watches is not allowed. No swimmer shall be allowed to use or wear any device that may be an aid to his/her speed, endurance, or buoyancy. Wet suits, flotation aids or any similar items, and anything used to maintain body heat is not allowed. Continual warm-ups will be available in an area near, but not on the course following general warm-up procedures. Use of audio or visual recording devices, including a cell phone, is not permitted in changing areas, rest rooms or locker rooms. Deck changes are prohibited. One event swimmers and non-SCLSC USA-Swimming members can only place and receive award(s) in the open event(s). Swimmers in the SCLSC should register for and swim in the SCLSC Championship event in order to place and score points in that event. All swimmers can swim in additional open events. All safety requirements will be enforced for the well-being of our swimmers. In case the race needs to be abandoned, air horns and safety craft will direct the swimmers to shore. Once on the shore walk back to the meet start where swimmers will be directed to cover. Swimmer numbers are applied to the upper arms and the backs of shoulders. Please keep these areas free of sunscreen and oil. Other than Safety and Official's boats, no additional craft will be allowed near the race course. This is a non-escorted swim.
Athlete Eligibility:	For the general meet all swimmers and teams must be currently registered members of USA Swimming. For an additional \$15 fee, non-USA Swimming athletes may register for a USA Swimming One-Meet Membership. Only SC LSC registered swimmers are eligible to compete in the State Championship events. Age will be based on the swimmers age on the first day of the meet.

All races are out and back, swum along a buoyed line (kept to the right of the swimmers) that follows the east shore of Hartwell Lake. Buoys are placed every 100 meters along the course. Additional markers are placed at 50, 150 and 250 meters (half-K turn) to aid in the half-K. The finish shoot and line are clearly marked. At the 1K mark, the course makes a slight dog-leg left. At this point there is a set of two buoys forming a gate through which swimmers must pass on the out portion only of the 3K and 5K races. On the return portion, swimmers simply keep the course to their right.

SC LSC Open Water Championship Events:

Jim Keogh Senior 15-18 5K
Christine Jennings 13-14 5K
Jacque Grossman 11-12 3K
10 & Under 1K

Open Events:

Open 5K
Open 3K
Open 1K
Open 0.5K



Safety boats will monitor the entire course. Water and sports drink will be available on every boat on the course and at the turn. Swimmers must wear race cap, numbers on both arms and back for identification. Medical personnel will be on site.

For the 5K events, all swimmers who have not completed the course within 2½ hours will be retired. If the water/air temperature is above USA-Swimming's Rules the event will be shortened to a distance no longer than 4.5K.

Wakeboard Competitions Visiting Hartwell Twice



INT LEAGUE
It's going to be a great summer!
2017 SOUTH CAROLINA TOUR

STOP 1 & 2 - MAY 13-14 - LAKE KEOWEE - WAKEBOARD & SURF
STOP 3 & 4 - JUNE 3-4 - BUOY CREEK - WATERSKI
STOP 5 & 6 - JUNE 24-25 - LAKE HARTWELL - WAKEBOARD & SURF
STOP 7 & 8 - JULY 22-23 - GUNNELLS LAKE - WATERSKI
STOP 9 & 10 - JULY 29-30 - LAKE HARTWELL - WAKEBOARD & SURF
STOP 11 & 12 - AUGUST 19-20 - GUNNELLS LAKE - WATERSKI

Waterski, Wakeboard & Wake Surf Competitions
Awards for all divisions beginner-open.
Fun for the whole family!

Register online at
www.intleague.com

SPECIAL THANKS TO OUR SPONSORS:

- GUNNELLS' MARINE CENTER
- STRICKLAND MARINE CENTER
- BOATHOUSE
- JC Sports
- HALL MARINE
- WATERSPORTS CENTRAL
- Carroll's Center
- PROLINE

June 24 – 25

Wakeboard and Wakesurf Event

Singing Pines 6600 US-29, Starr, SC 29684

Take I-85 to Exit 14. Head east on Hwy 187. At the first traffic light turn left, still on Hwy 187. Go approximately 2-3 miles and turn right toward Sadler's Creek State Park, staying on Hwy 187 for about 8 miles. At the four way intersection turn right onto Hwy 29 south. About 2.4 miles take slight right into Singing Pines Recreation Center (There may be an entrance fee into the park.)

www.intleague.com/southcarolina/event-schedule/



Hartwell Lake POKER RUN

Benefiting Meals on Wheels – Anderson

The Hartwell Lake Poker Run began in 2010, and it has proven to be the premier lake event of each summer. Nearly 200 boats participate in a day of sun and fun on the water, and raise more than \$60,000 each year to feed elderly, disabled and homebound neighbors who receive Meals on Wheels services in Anderson County.

Join in with 200 boats and participate in a day of sun and fun on the water to raise much-needed funds to help feed our elderly or disabled homebound neighbors who receive Meals on Wheels services in Anderson County. **This year's run is scheduled for June 22nd, 23rd, and 24th.** The boat Poker Run will provide a weekend of outdoor fun on Hartwell Lake and will kick off the summer boating season.

Enjoy a speed boat preview at the Downtown Anderson Block Party, a Friday morning boat fun run and afternoon luau, and the Friday night sponsor party featuring The Eric Scott Band and live auction. Saturday, the poker run offers prizes and awards with another after-event party with The Eric Scott Band again! Great music, great food, and a great time!



Online registration is available through Monday, June 19th. After that day, onsite registration is required and increases to \$85. Extra t-shirts will also be available at the events.

Big Water Marina
320 Big Water Road
Starr SC 29684

Thursday night – Welcome Party

Friday night – VIP and Street Party

Saturday – Hartwell Lake Boat Poker Run

Register online at <https://secure.qgiv.com/for/mow/event/780201/>

Pre-Fourth Fireworks Extravaganza

Join the Hartwell, Ga. community at Big Oaks Recreation area for the Pre-Fourth Fireworks, Saturday, June 24, 2017. Food vendors and family activities will begin at 5:30 p.m. and be available until 9 p.m. A community band begins playing at 8 p.m., and the fireworks start at 9 p.m.

HOURS OF OPERATION

Saturday: 5:30PM - 9:30PM

ADMISSION & FEES

Admission Free

FACILITY AMENITIES

Free Parking, Public Restrooms

GENERAL INFORMATION

Family-friendly, Free Admission

NEAR INTERSTATE HIGHWAY 85

SUITABLE FOR ALL AGES



Food, Wine & Beer, Entertainment, Fairs & Festivals, Family Friendly, Fourth of July, Free Things to Do

Big Oaks Recreation Area
5625 Anderson Hwy.
Hartwell, GA 30643
706-376-8590



Visit our Lake Hartwell Informational site!

LakeHartwellLiving.com

Interested in activities on and around Lake Hartwell? LakeHartwellLiving.com highlights current lake activities, events and news. You will find information concerning the corp of engineers, permit information and contact numbers for all the local service providers you may need. Also included are links to surrounding activities such as golf courses, waterfall hikes, campgrounds marinas

YMCA Lake Hartwell Summer Camp

SUMMER DAY CAMP

Camp Venture

The YMCA Day Camp is located on beautiful Lake Hartwell at 100 YMCA Camp Road. Your child will enjoy a wide range of activities including:

Archery

Canoeing and kayaking on Lake Hartwell

Kaboom Imagination Playground

Low ropes course

Arts and crafts

Nature hikes

Daily devotions

Usage of the pool facilities at the main YMCA



This all takes place in a safe and fun environment, where Faith, Honesty, Caring, Respect, and Responsibility (the YMCA core values) will be taught. Breakfast and lunch is also served daily. Rising 1st graders through rising 6th graders are all accepted. Rising 7th and 8th graders may be accepted into our Counselor In Training (CIT) program, which is an application based, limited availability program.

All staff are certified in CPR, First Aid, Blood Borne Pathogens, Child Abuse Prevention, and have completed the 26 hour SC Health and Safety Pre-service Course. We maintain a 12:1 ratio.

Camp hours:

Monday – Friday: 7:30am – 6:00pm

Sessions:

June 12th-23rd

June 26th-July 7th (closed July 4th)

July 10th-21st

July 24th-August 4th

August 7th-18th

2017 Registration: Starts Monday, May 1st at our Membership Services Desk

2017 Open House: Tuesday, May 16th from 5:30-6:30 pm at our Lake Hartwell site. We'd love to see you there!

Cost:

\$80 per week for members of the YMCA

\$90 per week for non-members of the YMCA

One time \$50 materials fee.

Financial assistance is available for those who qualify. We accept the ABC Block Grant Program. First 150 registrants will receive a free camp t-shirt!

Call (864) 716-6260 or visit www.andersonareaymca.org for registration info

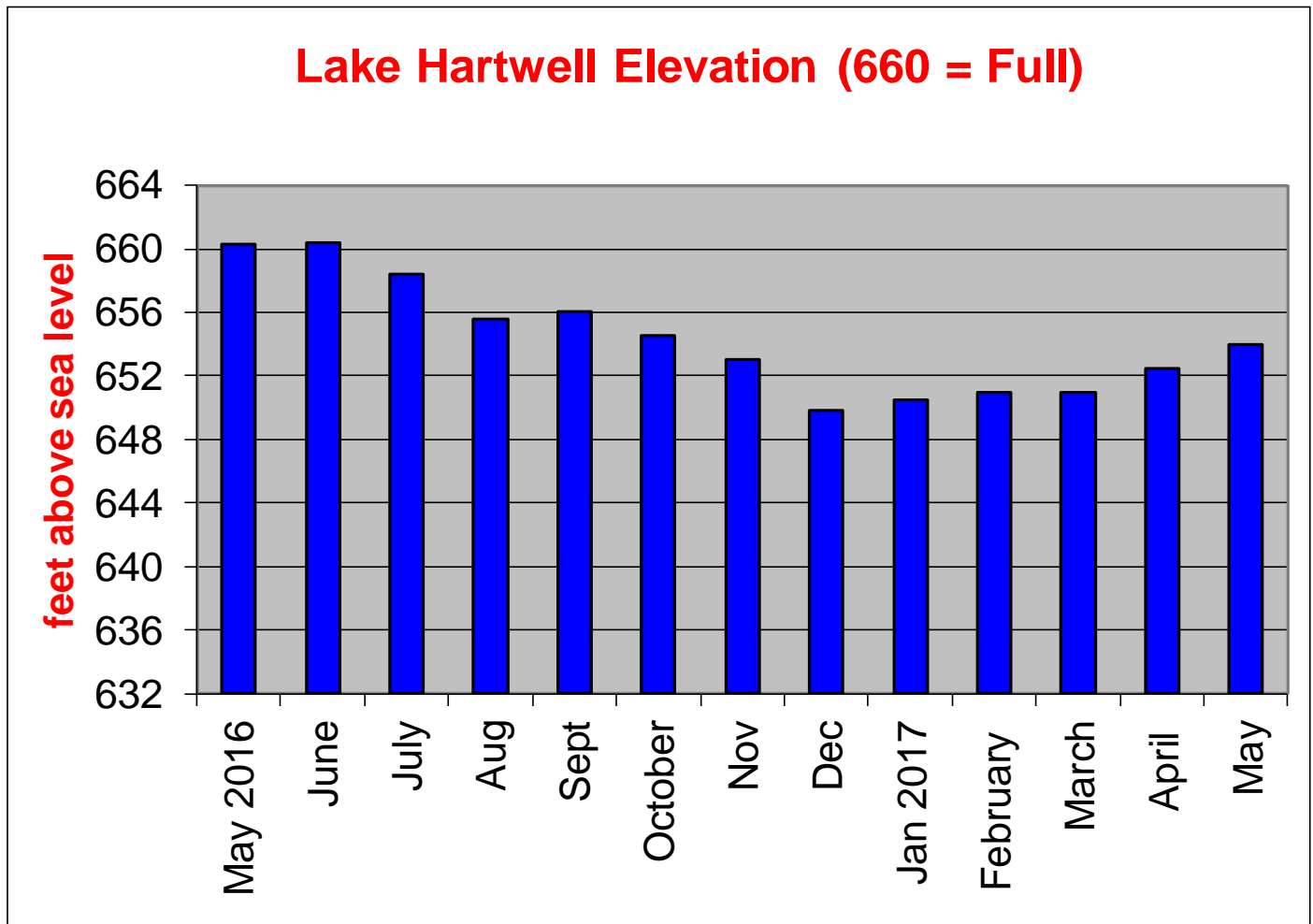
Fishing Report

Lake Hartwell June 75 degrees

The fish are still in the recovery phase and feeding up. We have been focusing both in the Tugaloo River area and the main lake area where the Tugaloo and Seneca River meet. In the mornings we have been focusing on the top water and fluke bite. Our key baits for the top water bite have been a chug bug or KVD splash and a poppin frog. The chug bug and KVD splash bait have been our multipurpose baits being able to fish them both shallow and over deeper water on Main River and main lake points. The poppin frog has been a good shallow bait for us and we have been focusing in pockets around the docks specially the walk ways where the bream have been hanging out. When the top water bite was slow we would break out the fluke and put it to work. Color depended on the whether or not it was cloudy or clear skies. If the bite slowed down we would switch to a shakey head in the same areas to help get some bites. We've gotten questions about guys having problems catching largemouth out on the main lake and only being able to find spotted bass. Two things to answer that right now, first focus on main lake pockets shallow a lot of these largemouth are still shallow recovering from the spawn this is also true on the points as well they will still be a little shallower than the spotted bass. Secondly those big largemouth will start to move out deeper and start really feeding up roaming with the bait and the spotted bass. The other key to this is that the largemouth will use the brush a little more than the spotted bass and wait for the bait to come to them so if you find brush in that 5 15 foot range spend some time working it with not only top water but a shakey head or a jig.



Courtesy www.havefunfishing.com



For The Kids

Word Search for Kids: Fishing Theme



Hey kids, find and circle the words (listed below) that are related to FISHING.
There are 9 down words, 8 across words, and 1 diagonal word.
None of the words overlap. Good luck and have fun!

FISH, LAKE, BAIT, ANGLER, POND, WORMS, BOAT, FLYFISHING, HOOK,
ROD, BASS, PIER, LICENSE, TROUT, LINE, POLE, SALMON, STREAM

W	J	B	O	A	T	W	M	S	T	N	R	R	V	M
O	G	F	K	D	P	I	V	S	X	T	R	O	U	T
R	X	P	O	C	X	I	B	A	Z	V	F	Q	O	F
M	Y	O	H	R	O	D	B	L	S	W	R	F	N	O
S	C	L	Q	M	O	A	E	M	N	L	O	L	C	R
A	E	E	A	H	F	A	C	O	G	A	K	Y	M	N
O	M	Z	D	P	A	I	U	N	Y	K	A	F	B	P
Z	B	X	T	R	Z	M	S	W	Z	E	J	I	J	O
Y	A	N	H	O	O	K	G	H	B	U	P	S	L	N
O	I	P	I	C	P	D	L	O	K	T	R	H	N	D
F	T	L	M	L	I	C	E	N	S	E	G	I	O	L
B	P	L	M	B	U	X	M	I	J	I	Q	N	P	E
A	O	I	O	O	S	T	R	E	A	M	L	G	K	N
S	Y	N	S	J	Z	E	P	Y	Z	G	J	D	M	P
S	Z	E	Q	A	N	G	L	E	R	Q	P	I	E	R

BuyHartwellLake LLC

1-855-Buy-Lake



- We know the lake, our experience allows us to evaluate your needs and quickly identify properties that make sense for you.
- We have the largest inventory and selection of properties listed on Lake Hartwell. Over 20 million dollars as of 5/1/2017
- Every partner in our company is a full time resident on Lake Hartwell
- All partners have more than 15 years experience selling and listing property on Hartwell.
- Homes and lots are listed in **three** MLS systems, Western Upstate SC, Greenville SC and GA MLS for maximum exposure.
- Our site www.BuyHartwellLake.com is typically listed first on the first page of virtually all google searches for Lake Hartwell homes and lots.
- We have a one million+ email database of the prime Lake Hartwell purchasing demographic for marketing purposes.
- All listings are submitted to 700+ websites including our flagship site BuyHartwellLake.com. Over 100 million prospects visit our network of partnered websites every month! You will be seen!
- Our monthly newsletter features listings, corp news, lake events and is distributed to thousands of lakefront property owners and a database of clients interested in owning lakefront property.
- Need a different perspective? We offer property viewing by boat. This can give you a unique look at a particular home or lot that you're considering.

Call us anytime to discuss your situation
1-855-Buy-Lake



Patty and Don Cleveland
864-940-2232
Patty@buyhartwelllake.com



- Members of SC Western Upstate, Greenville SC & the GA MLS
- Multi-Million Dollar Producers and Accredited Buyers Representative
- Specialization: We all specialize in property on and around Lake Hartwell, Lake Keowee and other surrounding lakes. We pride ourselves in keeping abreast of the market of both what is new and what has sold. We want to be well informed so as to give you the best service possible. Our motto is "If we don't take care of our customers, somebody else will".
- Personal: We have lived on Lake Hartwell for a number of years owning property in both Georgia and South Carolina. We know Hartwell! Whether you are looking to be on the lake or in a lake accessible area, we can help you. Once you narrow your search down, we can show you property by boat. If you are looking to sell, please let us meet with you and show you our marketing plan. Many of our clients are referred to us by previous clients. Let our dream of lake living be yours as well.

Kyle Corbett
864-376-9163
Kyle@buyhartwelllake.com



- Listing Specialist–Aggressive Marketing Plan for Lake Property&Homes with inclusion in three MLS Systems.
- Listing Sales Rate 36% GREATER than the lakefront market average
- Full time resident on Lake Hartwell for the last 24 years
- Licensed in SC and GA – Multi Million Dollar Producer
- I bought my first lake cabin in 1992 a few years after graduating from Clemson University. 25 years later I am married with three boys and we spend a great deal of our free time skiing, tubing, knee boarding and kayaking
- I have a marketing plan which is second to none and gives our sellers an upper hand when it comes to listing their property. As a result, my listing sales rate for homes is 36% GREATER than the market average. Why? Because we do more! My approach is based on years of experience, research and knowledge of buying trends. I do not just put sign in the yard and just walk away, I spend time everyday with every listing making sure it is best positioned to get maximum exposure. Allow me to determine the value of your lakefront property.

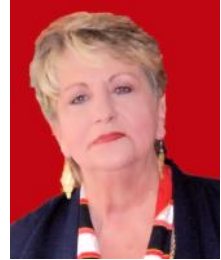
Debbie Henderson
404-313-4404
Debbie@buyhartwelllake.com



- Originally from the Midwest, my husband and I moved to Stone Mountain, GA in 1980 to start a new business and then to Snellville where we raised three children. We now have two grandchildren and a dog named Sir Alex Ferguson.
- After boating on Lake Lanier for many years, we moved to Martin, Georgia on quiet, peaceful Lake Hartwell in 2005. By water, we are near the "jumping rock."
- My husband builds custom lake and golf course homes. I've observed first-hand the building/selling process over the last 25 years.
- Licensed in Georgia & South Carolina to serve your buying and selling needs on Lake Hartwell and surrounding areas.
- Obtained an additional Accredited Buyers Representative designation in 2014.
- I would be delighted to help you buy or sell on Lake Hartwell!

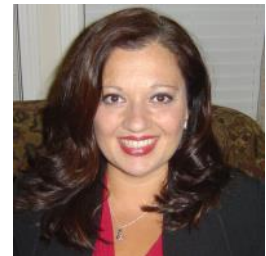


Judy Stevanovich
864-276-7416
Judy@buyhartwelllake.com



- I was born and raised in Anderson. After a 32-year career in Corporate America and many relocations, I came home to Anderson in 2005.
- My Marketing, Sales, Finance, Human Resources, and Administration background in Corporate America has been immediately put to work in Real Estate.
- My husband Steve and I live in Stone Creek Cove in Anderson on the shores of gorgeous Lake Hartwell. Steve is an artist and when he is not in his studio there is only one place to look - - the golf course. We both love being in Anderson.
- I obtained my Accredited Buyer's Representative (ABR) and my Senior's Real Estate Specialist (SRES) certifications in 2014.
- My sub-company is the Upstate A Team and my slogan is "Real Estate With a Difference!" Call me today and you will be able to experience first hand the processes I have put in place to quickly find you the perfect property or determine the market value to sell the property you have today. For more info, see my website www.upstateateam.com.
- Call me today and experience, "Real Estate With A Difference!"

Larissa Pino
864-376-2745
Larissa@buyhartwelllake.com



- I am originally from South Florida and speak fluent Spanish. I moved to beautiful South Carolina in 2008
- My husband and I have been married for 20 years and we have 3 children. I participate in my children's PTA and I am involved in several community based programs. In our spare time my family and I enjoy spending time on Lake Hartwell!
- I have over 21 years of experience in the legal and business fields and I possess great negotiation skills.
- Licensed in both Georgia and South Carolina
- I understand the importance of communication and client satisfaction is my top priority. I enjoy working with people and I am committed to working diligently for my clients and exceeding their expectations. When you work with me, you can expect facts and personalized service.
- If you are looking for "a friend in the business", you just found one! Please feel free to contact me (Yes, even nights and weekends!)

Sarah Cleveland
864-415-7448
Sarah@buyhartwelllake.com



- I have lived in South Carolina all of my life.
- My husband and I have been married for 27 years and have 2 sons that graduated from Clemson University. I have been around the Anderson/Clemson area for close to 30 years and have owned a condo on Lake Hartwell for the past 2 years.
- I have over 30 years experience in public education where I have worked with administrators, teachers, students and parents. I understand the importance of helping people reach their goals.
- Let me be the 1st to help you!



Katie Tillman

864-303-3469

Katie@buyhartwelllake.com



- After we sold our building downtown, we opened another restaurant at Stone Creek Cove on Lake Hartwell and operated that for 5 years. We sold that restaurant 5 or 6 years ago and decided to continue to develop the catering portion of our business. In that time, we have developed a thriving catering business that I continue to work, and am still an operating partner.
- I love Anderson, I have been here 30 years. I came here to work for the City in Downtown Development. I worked with the City for several years and then met my partner of 25 years, Val Lowe and we opened Friends Restaurant in Downtown Anderson. We operated the restaurant and catering company for 17 years.
- I have extensive contacts in the Anderson and surrounding business communities, and can use the skills I developed running a small business to help buy or sell your home or property.
- I live on the lake and have for 25 years. It is beautiful, tranquil and fun; I highly recommend it! and would like to help anyone interested in owning lake property, make that so.

Cynthia Spejewski

864-650-8480

Cynthia@buyhartwelllake.com

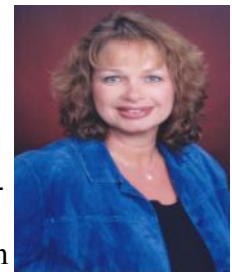


- Working as a realtor in the State of South Carolina since 2003
- Specializes in lake properties but also loves the rich agricultural heritage of the Upstate as well as the diverse neighborhoods
- Retired teacher and is currently the organist at Holy Trinity Episcopal Church in Clemson, SC
- Long time resident on Lake Hartwell currently living in Fair Play, SC

Robin Westergren Doua

770-655-5430

Robin@buyhartwelllake.com



- Born in South Carolina and raised in northern Greenville County I have many fond memories to reflect on. My parents built a cabin on Lake Hartwell in 1964 and we spent almost every weekend there until I graduated high school. It was there by the time I was ten years old that I learned to swim, drive boats and pull skiers. Lake Hartwell has had my heart all of these years and I always knew that, one day, I would move back.
- After living in Northern California in the early 1980's I moved to Marietta, GA in 1983 and became a licensed Realtor in 1986. My love of people, homes and architecture made this the perfect fit for me as a career. After 30 years of taking care of clients in the Atlanta area my husband Paul and I are moving back to Lake Hartwell. We both love boating and lake life and look forward to sharing it with clients and friends in the coming years.
- I am a licensed Realtor in Georgia and South Carolina.
- Over the years I have earned many designations in my career, but the thing that I treasure the most are the many friendships that I have made. Treating clients honestly and fairly while solving their Real Estate needs.....whether it be finding their dream home or making sure their rental properties are managed properly makes my job a dream come true.



Jean Maher

864-365-4036

Jean@buyhartwelllake.com



- I began my Real Estate career as a Realtor and Office Manager with a local Anderson County Real Estate firm that produced Real Estate sales upwards of \$35 million dollars from 1994 through 2000. I have over 30 years of experience working in Management including several years with two Fortune 500 Companies.
- Recently returning to the Upstate I have decided to continue my Real Estate career in the Greater Anderson, SC and Georgia areas. Originally from Southern New England my husband and our family find ourselves in South Carolina for the second time! Our love for Lake Hartwell and the surrounding areas have brought us back! We love boating and found ourselves enjoying Lake Harwell at every opportunity. We have purchased our new home on the shores of Lake Hartwell and are living the Dream!!

I am ready and available to offer my expertise, help and support with listing your property or purchasing your next dream home! Call today for your free market analysis to sell your home or information on purchasing that dream property!

Realtor Associations:

- National Association of Realtors
- South Carolina Association of Realtors
- Georgia Association of Realtors
- Western Upstate Association of Realtors

Sylvia Pintado

864-556-4436

sylvia@buyhartwelllake.com



- After being in Sales and Marketing in the print media industry for over 27 years, Sylvia Pintado has decided to follow her lifelong passion of becoming a Real Estate Professional.
- Sylvia has always been successful in achieving her personal as well as her professional goals because of her desire to help other people and do what is right. She is very easy to talk to and always willing to listen.
- Sylvia says “One of the most important transactions that people will do in their lifetime is the purchase of a home, my goal is to help them achieve that.”
- Sylvia is the wife of 27 years to Jesse Pintado and mother to three wonderful children, Jesse (25), Stephanie (23), and Eddie (21) and let’s not forget the dog Miley, she is the princess of the house!
- She says that it is with their love, support and faith in God that she maintains that motivation, dedication and discipline to do well and help others.

She is truly excited to represent BuyHartwellLake LLC and assist you with any and all of your home buying or selling needs.