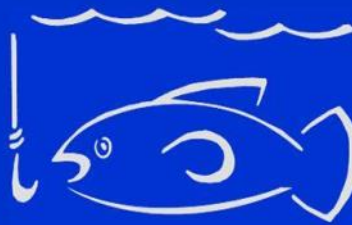


BuyHartwellLake

llc



1-855-BUY-LAKE



November 2016

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

New Listings Of the Month



BuyHartwellLake.com
1-855-Buy-Lake

12 Harbor Gate Anderson SC \$250,000 - INCLUDES BOAT SLIP #1 with boat lift. This tri-level townhome has been updated and is move in ready. The main level includes the kitchen with all newer appliances, granite counters that flow perfectly with the stone back splash. The open living/dining area has an electric insert fireplace and 2 sets of double glass doors allowing for plentiful lake views. Step on upstairs to two ample size bedrooms with wide, open lake views, one full bath and laundry area. Lower level includes a rec area, bedroom, full bath and wet bar. Step on outside to a patio that extends the whole backside of the townhome for your outdoor enjoyment overlooking the lake. Harbor Gate amenities include clubhouse, pool, tennis court. Within 5 minutes of Portman Marina, shopping, restaurants and I-85.



118 Crosby Drive Fair Play SC \$125,000 - Lake Hartwell living! This sweet Vintage 1966 Brittany Mobile Home with 2 Bedrooms, 1 Full Bath and central air is a must see! Public water and septic. Enjoy the summers on a 12 x 40 ft screened porch overlooking the lake. An easy walk to the water on this gently sloped lot with 80 ft of shoreline and a platform dock with new material waiting for your boat! Rip Rock in place. A large storage building for all your toys. Convenient to Glenn Ferry Landing boat launch open year round. Or you can build your own castle on this beautiful lot conveniently located just a few miles off Exit 4 Hwy I-85.



1 Lake Breeze Lane Westminster SC \$199,000 - You will love this lake lot. Easy access with a cleared driveway in place. Includes a covered slip dock to boat. This .84 acre lot is situated on a wooded lot allowing for privacy at your building site. This comfortable lake neighborhood does have covenants under Sugar Hills Subdivision which allows minimum 1400 sq.ft. building requirement. Located on the Tugaloo River.



Lot 19 Upper View Terrace Anderson SC \$249,000 - Premiere Lake Hartwell lot in an upscale gated neighborhood close to I-85 and convenient to Anderson or Greenville. Property has been cleared and offers spectacular lake views. Ready to build with minimal grading. The included covered slip dock has composite decking with oversized 24 foot slip and a boat lift. Deep water and a perfect spot for swimming, fishing or skiing. Lot has a very gentle slope to the lake and an ideal building site. Easy to walk, fully cleared from the road to the dock. Outstanding opportunity for this upscale neighborhood.



310 Point Place Westminster SC \$500,000—Point lot with spectacular 200+ degree lake views! Custom crafted home features open living areas and high ceilings. Kitchen with 2 pantries, top end stainless appliances, granite counters and custom cabinets. Great room offers 18 foot high ceiling and a three sided tiered fireplace. Spacious master suite features 3 closets, walk in tile shower with 2 marble seats and wonderful water views. Rec room plus a 5th bedroom/media room are located on the lower level along with a second screen porch. Walk to the dock is grass and nearly level with a stone seawall, covered slip dock on deep water, natural beach and unbelievable views.





Open Waters Court Martin Ga \$162,000 - Beautiful 1.12 acre point lot on Lake Hartwell. Covered slip dock with 60' gangwalk included with sale. Always have water under your dock at this DEEP WATER location. There's a mix of hardwoods and pines framing a gorgeous view of the lake. Gentle slope to the water. Lot has been mostly cleared and graded. No mobile homes. Private setting.



1851 Providence Church Rd Anderson SC \$339,900 - Affordable Lake Hartwell Waterfront Brick Home on gentle sloping lot! Grand two story foyer entrance leads to an open over sized kitchen which includes a center island, Corian countertops and stainless steel appliances. Sunroom with amazing views of nature all year around. Main level master with deck access. Living room has fireplace and plenty of space for the whole family to relax. 3 more bedrooms located on the second floor and includes a full bath. Verbal dock approval from Corp of Engineers.



101 Bugle Horne Ct Easley SC \$245,000 - Traditional style home in Fox Creek Subdivision. This beautiful home features 3 bedrooms and 2 baths, kitchen, breakfast area, den, large bonus room, 2 car garage, in-ground pool, fenced back yard, and covered front porch. Conveniently located to Hwy 153 shopping, restaurants and I 85.



REDUCED! 503 Edgewater Anderson SC \$349,499 - 3724 SF home with 5BR, 3BA which has been updated and lovingly maintained. Newer roof, new HEAT pump, updated kitchen with new stainless appliances, Corian counters, newer cabinets & 2 pantries. New carpet throughout, crown molding and freshly painted. 2 fireplaces with gas logs. MOTHER-IN-LAW SUITE can be used for guest quarters, parents, or apartment. Huge rec room with custom built bar and gas log fireplace. Gentle slope to the lake and platform dock which can be upgraded per Corps. Convenient to everything. Great entertainment home with sliding doors from living and dining room to wrap around deck which provides lake views.



REDUCED! 310 Hartview Circle Anderson SC \$339,000 - You will not find another house with a lot like this at this price. All brick lake-front home with double deck dock on deep water with unending lake views. Open floor plan- new kitchen with stainless appliances, new cabinets, granite counters, glass tile backsplash, hardwood floors—kitchen open to large great room/dining room with new hardwoods. 2 Upstairs bedrooms and one bath. Upstairs bath has new ceramic tile that looks like hardwood. Large Deck off family room/kitchen with unending water views. 2 additional bedrooms and a bath with a large rec room. The uses are endless. The lot on which this home sets is amazing.



REDUCED! 1404 Leeward Rd Anderson SC \$244,700 - Luxury condo includes a DEEDED BOAT SLIP. Home is in immaculate condition. Water views in winter. End Unit - tranquil setting. Freshly painted and new carpet throughout. Open floorplan, cathedral ceilings, large family room with fireplace and built-ins. Kitchen has large pantry and great cabinet/counter space. Sun porch and screened porch. Upstairs you find a loft bedroom with "stained glass" windows which can be opened to overlook the downstairs living area. Lower level you will find a large living area with a bar and sink, two additional bedrooms and a full bath. It is a short walk to the boat slip that is deeded with this property.



Q&A With The Corp Of Engineers



Drought is a cyclic process. Why doesn't the Corps anticipate the drought periods and take action before drought occurs?

Although there are numerous theories about drought cycles, based on historic data, there is no reliable method for forecasting drought. Federal climate forecasters give us a range of probabilities, but weather patterns have changed quickly. For example, the severe drought that extended to the end of 2008 was predicted to last several months longer but ended in early 2009 with a dramatic increase in rain and swift recovery in the reservoirs.

During periods of drought, why not have outflow equal to inflow? Downstream users would get the amount of water "nature intended."

While it might seem logical, that concept is deceiving. The construction of the dams forever changed the geographic, ecologic, and social environments of the basin. With the construction of the dams we gained some control over the flooding that took lives and devastated communities.

The dams brought the region increased development simply by providing a reliable source of water upstream and downstream, by increasing the availability of electricity, and by removing the threat of major floods. (Augusta has not suffered a single devastating flood, similar to those of 100 years ago, since we opened Thurmond Dam.) The American people, through Congress, built the reservoirs to hold water for later use; manage the risk of flooding; provide safe drinking water; generate clean, renewable energy; and provide water for navigation. Later Congress added the missions to provide individuals the opportunity to recreate and the responsibility to care for fish and wildlife to the reservoirs' authorizations. Each of these mission areas requires an amount of water.

Many businesses suffer economically and many people see the economic value of homes fall during drought. Why do you ignore economic issues when you manage the water in the basin?

Congress established the reservoir projects for specific purposes – water supply, water quality, flood risk management, hydropower production, recreation, downstream navigation, and fish and wildlife management. Congress did not specify economic issues as a purpose for the reservoir projects.

I've heard of something called the "Res Sim Model." What is it and does the Corps of Engineers use it to manage the Savannah River Basin?

HEC Res-Sim is a reservoir simulation model developed by the Hydrologic Engineering Center of the Corps of Engineers. This computer program allows us to simulate the reservoir system, apply different operating rules, and determine the impacts to various project purposes. The Savannah District currently uses Res-Sim in a planning mode rather than a real-time operating mode. Res-Sim will be one of the models used in the Savannah River Basin Comprehensive Study (the "comp study") to evaluate changes to reservoir operations.

Fisheries Management on Hartwell

The purpose of the Corps of Engineers' fisheries management program is to help maintain a quality sport-fish population for the enjoyment of present and future fishermen. Corps of Engineers' management activities are coordinated with state, fishery agencies of both Georgia and South Carolina. During each spawning season, the Corps closely monitors lake temperatures and levels. Bass and crappie spawn in the spring when water temperatures approach 70°F, which at Hartwell Lake generally occurs during the third week in April. Because the fish spawn in shallow water, 1 - 8 feet deep, special care has to be taken to make sure that lake levels do not fluctuate too much and leave the eggs stranded. Therefore, from



the time surface water temperatures reach 65°F until three weeks after the temperatures reach 70°F, Corps field personnel work with the Savannah District Hydro-power Branch to keep the lake levels from fluctuating more than 6 inches. These efforts ensure that the bass and crappie will have the best conditions in which to reproduce.

Approximately every 5 years, the Georgia Department of Natural Resources, the South Carolina Department of Natural Resources, and the Corps of Engineers conduct a cooperative program to sample fish populations. All fish sampled are separated according to species and length and then weighed. With this data, estimates are made as to the number and types of fish per acre, the relative spawning success, the predator-to-prey relationship, and the general health of the total fish population. Fishery managers then use this information to decide on future stocking rates. In addition to this large survey, bass tournaments are randomly checked for the purpose of determining general population conditions.

To monitor water quality for both fish and public recreation, the Corps has established seven water quality sampling stations around the lake. In addition, a continuously recording, electronic sampling station has been installed downstream from the dam.

The Corps, in cooperation with South Carolina Department of Natural Resources, refurbishes fish attractor sites in Hartwell Lake with used Christmas trees from the after Christmas collection program. Trees are weighted with cement blocks and sunk at locations marked with buoys. A map showing fish attractor sites is available from the Hartwell Lake Office. The sunken trees increase protective cover for both young and adult fish and help to concentrate catchable-sized fish for the public. Also, decomposition of the trees helps in the production of phytoplankton, zooplankton and algae, which provide food for small fish.

Join us at the 2017 Atlanta Boat Show Jan 12-15

Get Hooked On Lake Hartwell!!!

Fishing, Golfing, Boating, Water Skiing, Relaxation!





1-855-BUY-LAKE
www.BuyHartwellLake.com

**"If We Don't Take Care
of Our Customers,
Somebody Else Will!"**



BuyHartwellLake, LLC Cordially Invites You To Join Us At:

The Atlanta Boat Show

January 12-15, 2017

**Atlanta World Congress Center, Hall C,
280 Northside Drive, NW, Atlanta, GA 30314**

Show Hours:

Thursday & Friday, January 12 & 13 11am-9pm;

Saturday, January 14 10am-9pm;

Sunday, January 15 10am-6pm

NEED TICKETS?

Call us Today

(855) BUY LAKE

We Have A Limited #

**Note: Our Clients Will
be Given "First Dibs" on
Available Tickets.**

NOW IS THE TIME TO LIST YOUR PROPERTY TO BE FEATURED AT THE SHOW

- We participate in the Atlanta Boat Show event many Lake Hartwell Property Buyers are from Atlanta!
- Normally we are the only SC Real Estate Company that participates
- Potential buyers will have access to all of our listings as they visit our booth!
- If your property is listed with us at the time of the show, congratulations. It will be featured at the show!
- Are you thinking about listing your property? Now is the time. Don't Miss This Opportunity!
- Call 1-855-BUY-Lake or (864) 225-2410 To List Your Property Today!

**BUY HARTWELL LAKE, LLC IS THE PREMIER LAKE HARTWELL REAL ESTATE COMPANY IN
NORTH GA & UPSTATE SC**

Selling luxury custom homes, condos, cabins, cottages, homes, and lake lots!

A Style and Price Range for Every Buyer!!!

HARTWELL LAKE LIVING PROVIDES AN UNSURPASSED LIFESTYLE!

Great People, Lots of Things To Do, Super Weather, In an Awesome, Convenient Location!!!

IF YOU'RE LOOKING TO BUY OR SELL, CALL THE BEST—BUY HARTWELL LAKE! (855) BUY-LAKE

Shoreline Stabilization on Lake Hartwell

The roots of trees and shrubs along the shoreline help hold soils in place, preventing erosion. The layers of vegetation present in a natural shoreline provide multiple layers of protection for the soil from the adverse impacts of hard rainfalls by slowing the velocity of the raindrops, resulting in less impact force when they strike the ground. The resulting slower rainfalls result in less granulation of the soil and less movement of soil particles off site (erosion).

The loss of soil nutrients is high in erosion, as the finer grained particles, which are the first to be washed away, are also the highest in fertility. The more small soil particles preserved by a protective buffer of shoreline vegetation, the higher the soil fertility. Shoreline vegetation also traps sediment and pollutants, helping keep the water clean. Vegetative buffers provide an area where chemicals, pesticides, and fertilizers can decompose, rather than placing a load on the waterbody. Toxic pesticides are converted to non-toxic forms through biodegradation, which occurs in the vegetative buffer. Nitrogen applied as fertilizer can be converted into organic matter, and later decomposed and released into the air, rather than flowing directly into the lake resulting in adverse effects to water quality.



Thermal Cover and Temperature Moderation A vegetative buffer shields a waterbody from summer temperature extremes, thus moderating the waterbody temperature. The cover of leaves and branches brings welcome shade that provides a cooler area for aquatic life. Cooler areas hold more dissolved oxygen, which fish need to breathe. Shoreline vegetation also provides an area of filtration of storm water runoff, thereby increasing recharge of ground water. Later releases of flow from ground water to the lake occur on a gradual basis and are cooler than overland flows.

The entry of this cooler water into the lake also helps to moderate the water temperature, making it less stressful to aquatic life. **Wildlife Habitat and Food Chain Support** Many wildlife species use shoreline areas during all or part of their life cycle. Shoreline vegetation provides food, cover, nesting, and sanctuary for these animals. For example, 80% of the bird population around Hartwell Lake nests within 15 feet of the ground, making underbrush vitally important to their survival.

These vegetative buffers also form the foundation of the wildlife food chain by providing a basic food source for insects and smaller birds and animals. In addition to the above reasons for maintaining a healthy vegetative buffer around the Hartwell Lake, shoreline vegetation is also essential for maintaining the natural beauty of the lake and adding to aesthetic enjoyment. The Corps of Engineers is committed to protecting and preserving the shoreline vegetation at Hartwell Lake to ensure resource protection and enjoyment for future generations.

Discover Saddlers Park



Got boat, boots and bike? Travel on up to Sadlers Creek State Park in Anderson for a triple-play vacay.

The 395-acre park on the western edge of South Carolina's uplands features an easy half-mile nature path, 6.5 miles of mountain biking trails and access to the beautiful Lake Hartwell. It's a one-stop shop for outdoor adventure.

Lake Hartwell is definitely the big draw here. The park is set on a peninsula overlooking the 56,000-acre lake — one of three large reservoirs of the Savannah River. If you're into fishing, the catch of the day can include bass, bream, crappie, catfish and trout.

A boat ramp offers access to the lake for those who prefer to fish from a boat. But there are plenty of quiet spots along the shore to cast your line. The park also features three dozen lakefront campsites where you could easily launch a kayak or canoe.

When you're ready to put away your paddle or pole, hop on your bike and try out the beginners mountain biking trail that runs through the park. I rode it recently and will tell you more about in an upcoming blog.

For a less-strenuous exercise option, take a walk on the Pine Grove Nature Trail, a half-mile loop that circles downhill to the lake. As you stroll through the hardwoods and pines, be on the lookout for wildlife. The forest serves as a habitat for an assortment of birds, deer and other woodland critters.



In addition to the outdoor amenities, the park also has a lakeside pavilion that can accommodate up to 150 people, two picnic shelters and a scattering of picnic tables, some with nice views of the lake.

Lakeside camping also is plentiful at Sadlers Creek. Of the park's 52 campsites, 37 of them overlook the water. Along with the standard campsites, the park offers 14 sites reserved exclusively for tent camping and a primitive campground for groups of up to 50 people.

For more information on Sadlers Creek State Park, ccall (864) 226-8950 or visit: www.southcarolinaparks.com/sadlerscreek/introduction.aspx

Time to Think About Winterizing Your Boat

Mercury Marine's Eric Reilley and Dale Witkowski suggested six winterization tips that will not only keep your boat protected during the winter but make sure it's ready to hit the water next year.

1. Change the oil and oil filter on inboards and four-strokes — Most owner's manuals recommend at least an annual oil and filter change, and Witkowski said doing it before storing your boat for the winter makes sense.

"I would suggest doing it before you put it away," he said. "Run it and get it warm so that it drains out, and then fill it with fresh oil so that any contaminants like water, dirt or anything that's in the crankcase that's not supposed to be there gets cleaned out.



"Then let fresh oil run through the engine before you put it up."

2. Examine your water pump and the water pump impeller — "Most guys just look back to see if the pee tube is flowing water, and they think the water pump impeller is fine," Witkowski said. "But if you're dealing with saltwater, brackish water and shallow water — where things might get sucked up into your engine — on an annual basis it wouldn't hurt to make sure your engine is getting all the water that it needs to keep cool."

Reilley also said the rubber veins of the impeller can set, which can cause water flow issues.

"They can conform to the shape they've been used in because the rubber is stiffening," he explained. "The diameter of the rubber just gets hard and brittle, and it can just freeze in that state."

Continued next page

Continued from previous page

3. Stabilize your fuel and change your fuel filters — Witkowski and Reilley recommended a three-step approach for year-round fuel maintenance.

First, use a product like Mercury's Quickare to stabilize the fuel and prevent water from being attracted to it inside your tanks. And once a month, use Quickleen that will get into your combustion chambers and clean up any carbon deposits that might be built up after running, especially under low-rpm conditions. Finally, Quickstor should be added to your tank to protect internal fuel systems during the winter storage period.

"We do recommend having the fuel tank full, with a stabilizing product in it," Witkowski said. "And we suggest that they run the engine after they put the Quickstor in it so the fuel circulates throughout the fuel system."

Also, consult your owner's manual and change your fuel filters.

"A rule of thumb is every 100 hours, is what you'll see in the literature," Reilley said. "So if you have a fisherman that's putting a lot of hours offshore, he would have to do this more often than you're weekend warrior who's going out once a month."

4. Check your anodes "They're called sacrificial anodes for a reason," Witkowski said. "The rule of thumb is when they're 50-percent gone they need to be changed.

"Saltwater eats up everything. (Anodes) give up their lives to save the more-expensive components on the engine."



5. Check your gear lube or drive lubricants — "One of the main things we recommend is to drain this to get out any emulsification that might have happened or water that might have gotten in," Reilley said. "If you don't drain it before winterization, what happens is — if it freezes — the water expands and it could burst your gear case or drive."

6. Disconnect your battery until the spring — "Just make sure it's not touching anything," Witkowski said. "That way there's not the chance of anything drawing it down, so on the off chance if you do hook the boat up and go down to the dock, you'll have juice."

10K/5K Charity Run by the Lake



CASA Superhero Run

For Northeast Georgia

*Every child needs a hero,
but abused children need Superheroes*



Saturday, November 5, 2016

5K 8:30am / 10K 9:30am / Fun Run 9:45am

Tugaloo State Park

1763 Tugaloo State Park Road, Lavonia, GA 30553

THE COURSE: All events will be run on the roads through beautiful Tugaloo State Park.

REGISTRATION:

***Each participant must complete a registration form.**

**SINGLE RACE
5K OR 10K**

\$25 pre-registered by 10/26/16
\$30 after 10/26/16 through race day

**BOTH RACES
5K AND 10K (1 shirt)**

\$35 pre-registered by 10/26/16
\$40 after 10/26/16 through race day

\$15 Fun Run/Walk (any age)
\$65 Family rate (up to 4 runners)

Pre-registered only.

Applies to single race, 5K or 10K

Race day registration begins at 7:30am

Registration also available on **active.com**

T-SHIRTS: Quality long sleeve T-Shirts are guaranteed to runners registered by 10/26/16 and available as supplies last on race day.

AWARDS: Awards will be given to the Overall m/f, Masters m/f and **top 3** m/f in the following age groups: 10-under, 11-14, 15-19, 20-24, 25-29, 30-34, 35-39, 40-44, 45-49, 50-54, 55-59, 60-64, 65-69, 70-74, 75+. All fun run participants will receive a prize.

BENEFITS: Northeast Georgia CASA serves abused and neglected children in Franklin, Habersham, Hart, Elbert, Madison, Oglethorpe, Stephens and Rabun Counties. Our advocates speak up for children in juvenile court, working to ensure these children get the services they need, and that they are placed in a safe, permanent home as soon as possible.

INFORMATION: Contact NEGA CASA, 706-886-1098, www.northeastgacasa.org.



Make checks payable to **NEGA CASA** and return entry to:

NEGA Superhero Run
c/o Classic Race Services
1860 Barnett Shoals Road, Suite 103-498
Athens, GA 30605



NAME: _____ **DOB:** _____ **AGE:** _____

ADDRESS: _____

CITY: _____ **STATE:** _____ **ZIP:** _____

EMAIL: _____

T-SHIRT SIZE **YS** **YM** **YL** **S** **M** **L** **XL** **MALE** _____ **FEMALE** _____

Waiver: In consideration of accepting the entry, I, the undersigned, intending to be legally bound, hereby, for myself, my heirs, executors and administrators, waive and release any and all rights and claims for damages that I may have against Northeast Georgia CASA, all sponsors, their representatives, successor, and assigns, for any and all injuries suffered by me in this event. I also grant full permission to use any photographs, videotapes, motion pictures, recordings, or any other record of this event for any legitimate purpose.

Circle: **5K Run/Walk** **10K Run** **BOTH 5K and 10K** **FUN RUN** **AMT. ENCLOSED:** _____

Signature: _____
Parents Signature if under 18

Hartwell Park Schedules for the Winter

As the 2016 summer recreation season draws to a close, officials with the U. S. Army Corps of Engineers released the annual fall park closing schedule for Hartwell Lake.

Coneross, Georgia River, Oconee Point, and Paynes Creek Campgrounds will close for the season Oct. 1. Crescent and Springfield Campgrounds will close Nov. 1. Twin Lakes and Watsadler Campgrounds will undergo partial closure starting Dec. 1, however selected sites/loops remain open year round.

Camping reservations can be made up to six months in advance by calling 1-877-444-6777, or online at www.ReserveUSA.com.

The following day use areas will close for the season Sept. 9: Elrod Ferry, Friendship, Poplar Springs, River Forks, Twin Lakes, and Weldon Island. Singing Pines and Twelve Mile Day Use areas will close Oct. 1. Ramp and fishing pier facilities at the above listed locations, and all other Corps-operated access areas not mentioned, will remain open throughout the year.

For additional information, contact the Hartwell Dam and Lake Office toll free at 888-893-0678.

Hartwell Bridge Clearances

| BRIDGE | HIGHWAY | BRIDGE ELEVATION | CLEARANCE |
|---------------------|-----------------|-------------------------|------------------|
| SENECA RIVER | SC 24 | 672.5 | 12.5' |
| SENECA RIVER | I-85 | 676.5 | 16.5' |
| SENECA RIVER | SC 37 & RR | 669.5 | 9.5' |
| SENECA RIVER | SC 28 | 671.5 | 11.5' |
| SENECA RIVER | US 123 & 76 | 670.0 | 10.0' |
| 26-MILE CREEK | SC 24 | 671.5 | 11.5' |
| 26-MILE CREEK | SC 71 | 667.5 | 7.5' |
| 26-MILE CREEK | US 76 & SC 28 | 670.0 | 10.0' |
| 26-MILE CREEK | US 178 | 669.5 | 9.5' |
| TUGALOO RIVER | I-85 | 671.0 | 11.0' |
| TUGALOO RIVER | US 123 | 671.0 | 11.0' |
| TUGALOO RIVER | GA 184 & SC 160 | 668.5 | 8.5' |
| 23-MILE CREEK | I-85 | 681.0 | 21.0' |
| 23-MILE CREEK | SC 71 | 668.5 | 8.5' |
| KEOWEE RIVER | SC 27 | 668.0 | 8.0' |
| LIGHTWOOD LOG CREEK | GA 51 & GA 77 | 669.5 | 9.5' |
| FAIR PLAY CREEK | I-85 | 671.0 | 11.0' |
| CONEROSS CREEK | S-184 | 668.0 | 8.0' |
| MARTIN CREEK | S-65 | 668.0 | 8.0' |
| SENECA CREEK | S-210 | 668.0 | 8.0' |

The information on this page may contain errors. Use this information as an approximation only. Always slow down and insure you have adequate clearance before proceeding under a bridge. Not all bridges are represented. All clearances are at Full Pool which is 660' Elevation. Clearance must be corrected for variations in lake level from full pool. Clearances are given in feet. Wind and wave action also need to be considered when navigating under bridges.

Fishing Report

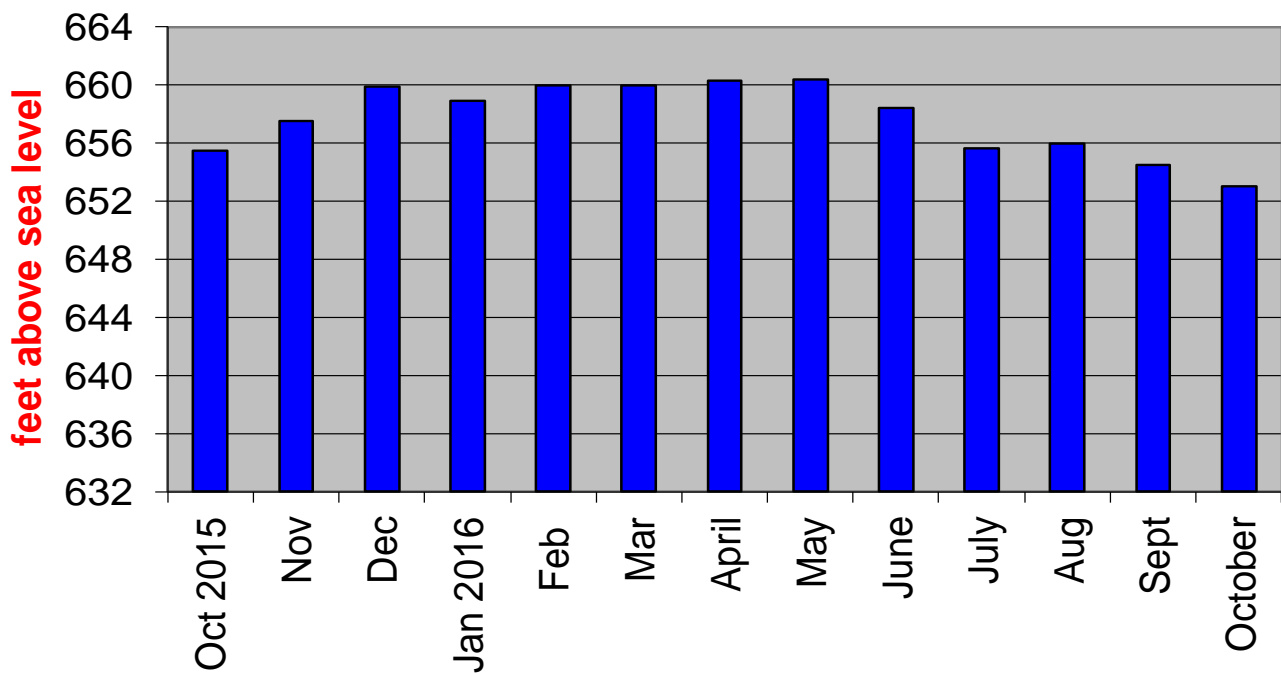
Lake Hartwell November 1st - 70 degrees

Water Level is now down 7.55 feet below full pool. The water temps are starting at 70 degrees warming up to 73 degrees by the afternoon. The upper river arms of the lake have been in the process of the turnover. And now the main lake has started as well you can see this in the water color which has that

brownish tint. We have still had an early morning top water bite by working walking baits over brush in that 15 to 25 feet of water. In the upper river arms we have found a good early morning bite up in shallow pockets on a buzz bait and out on the main river channel points with walking baits. As the sun gets up keep your topwater or the underspin close by as these fish will chase bait out over the open water. You have to be quick with these fish as they do not stay up that long and if you don't make the right cast those fish will not bite. When the sun gets up you may have to slow down if that is the case keep a jig or shaky head on deck and focus around the main lake points and secondary points in that 15 to 25 feet specially the ones will brush on them. You also want deep water close by these fish want to be able to move up and down in the water column with very little effort. During this process of the turnover be patient this puts the fish in a funk and until this stabilizes these fish will be real finicky. If it does seem slow take the time to look for the bait. Once you find out where it is and at what depth it is hanging out in then focus on those depths on both main lake and secondary points with brush and you should get bit. With the water level getting low be careful out there, there is still a lot of objects out of the water or just under the surface of the water that have not yet been marked. So be safe out there and hope to see you out on the water.



Lake Hartwell Elevation (660 = Full)



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

Currahee Club Holiday Market



3rd Annual Currahee Holiday Market

Date: November 19, 2016

Time: 10:00am ~ 4:00pm





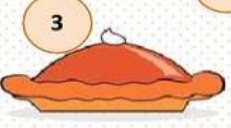

Join us for the Currahee Holiday Market, Saturday, November 19th at the Currahee Club Amenity Campus. You will be greeted upon arrival with the sound of Holiday music, a roaring fire pit and a holiday atmosphere.





The Market will be open starting at 10:00am until 4:00pm. Currahee Club is partnering with the Stephens County Farmers Market, the Currahee Artist's Guild, Yonah Pickers and local businesses and artisans. This will be a fun filled afternoon of strolling through the market on the Grand Lawn of the Currahee Amenity Campus. The community will have the opportunity to purchase honey, homemade jams, jellies, preserves, pickles, relishes, gourmet salsas, handmade soaps, lotions, candles, quilts, crochet items, baked goods bird houses, jewelry, granola, chainsaw art (bears and Santa's), yard and garden art, books, tea, wreaths, baskets and holiday crafts. For event information, contact Anne Shurley: ashurley@curraheeclub.com





For The Kids





Thanksgiving





Fill in the crossword, find the hidden words and finish the sentence.




4  1  3  2 

5  6  7  10 

9  11  8  12 

15  13  14  16 

17  21  18  22 

18  19  23 

ISLCollective.com

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 10/31/2016
- 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.
- Would you like your lake home to produce cash? We market and manage lakefront rentals and off lake properties.

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



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



- Members of both 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. 24 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 very 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!"

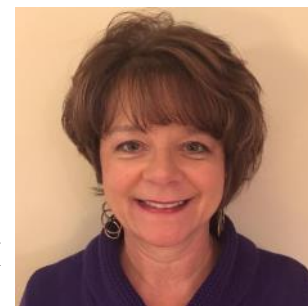


Larissa Pino
864-376-2745
Larissa@buyhartwelllake.com



- 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 Douda

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 finally moving back to Lake Hartwell. We both love boating and the lake life and look forward to sharing it with many clients and friends in the coming
- 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