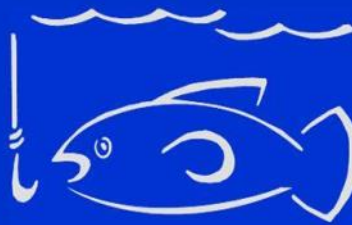


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llc



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September 2017

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



Lot 17 Martins Pointe Seneca SC \$150,000 - Beautiful deep water lot in an upscale neighborhood of fine homes. Max size two slip dock in place with trex decking. Nice gentle slope with a perfect building site right at the corp line. Awesome lake views and a great spot to swim off the dock. Fantastic location only 10 minutes from Clemson or Seneca. Boat to the football games in just minutes. Cleared path in place from the road to the dock.



137 Gilmer Circle Anderson SC \$474,499 - 3 BR/2.5 BA, bonus room and a separate detached 20 x 20 building with heating/air, new laminate wood floors - - perfect "man cave", game room, guest/inlaw suite, etc. This home is immaculate and in move-in ready condition. Home features an open and airy floor plan. Great room features vaulted ceilings and fireplace with gas logs. Massive kitchen has newer stainless appliances, Corian counters, an island and breakfast area. There is also a formal dining room. Spacious Master bedroom with walk in closets and magnificent in-suite bath complete with new 6' tiled walk in shower, jetted tub and double sinks. Above the garage is a 25x12 bonus room. Large 32'x12' deck overlooks the lake with newer hot tub. Covered dock with new 8000 pound Hydra Hoist boat lift.



164 Highland Ct Martin GA \$469,000 - Stunning rustic retreat situated on a 1.6 acre point lot with beautiful views and a covered dock plus boat lift on deep water! Residence features soaring vaulted wood ceiling, open great room with rock surround fireplace and a two story wall of lakeside windows, granite counters and stainless appliances in kitchen, spacious master suite, wide plank wood flooring, sunroom with skylights, recreation room and large deck perfect for entertaining. Low maintenance aluminum dock in place on year around DEEP water. Dock has a boat lift, PWC float and a shoreline with riprap. Situated in a quiet restricted neighborhood of lake homes.



242 Jenkins Mill Dr Westminster SC \$289,500 - Wonderfully crafted cedar sided retreat situated on one acre with deep water and beautiful views. Home features wood floors, tongue and groove wood ceilings, lakeside master bedroom, great room with rock surround fireplace, screen porch, large deck, playground and patio. The covered slip dock has an over-sized 24 foot slip with boat lift, storage locker and light pole plus water service at shoreline. Lake is 13+ feet deep at dock at full pool. Fantastic spot for swimming right off the dock.



128 Woodhurst Drive Hartwell, GA \$429,900 - This custom built lake home features an open floor plan designed for family & friends to gather. Located in a well established, lake neighborhood, this home features a bead board exposed beam ceiling, hardwood floors, tray ceilings in all bedrooms and crown molding throughout. The kitchen offers Jennair downdraft gas cooking, solid surface counters and custom cabinetry. Relax on the large screened in porch surrounded by nature after a long day of fun in the sun. Full unfinished basement provides ample storage for all your lake toys or could be easily finished to double the size of this home. Deep water cove close to big water, but yet only minutes to downtown Hartwell for shopping, events & activities.



Q&A With The Corp Of Engineers



Who demands that the Corps of Engineers release at least 3,800 cubic feet per second (cfs) from the reservoir system?

We developed the drought plan with input from state and federal natural resource agencies, from municipalities in the Savannah River basin, and from the general public. It was agreed during the 2006 revision that as a drought progressed and reservoir levels dropped, we would reduce outflows in stages or tiers, with 3,800 cfs as the minimum needed to meet downstream water supply and water quality needs. Without an extensive study to help us reach other conclusions, we can't make a logical change beyond this level.

Why are the reservoirs expected to provide the water volume to mitigate for pollution? Why not hold the industries that discharge into the river to higher standards for cleaning the water before releasing?

As the saying goes, "The solution to pollution is dilution." Releases from the reservoir system dilute the industrial and municipal wastes discharged into the Savannah River. The states base their permitting rules on these established outflows. This helps ensure clean water for others further downstream – in both states.

The states set the volume of treated waste water discharged into the river and issue permits for those discharges. The states also set water quality standards for the river and enforce those standards on industry and cities. It is also important to keep in mind that industries downstream are currently in the process of establishing practices that will result in the discharge of cleaner water. But the processes cost millions of dollars and take time to develop.

What other federal natural resource agencies influence your decisions on water management and what concerns do they have?

We often confer with three other federal agencies: the Fish and Wildlife Service, the NOAA National Marine Fisheries Service, and the Environmental Protection Agency.

The Fish and Wildlife Service has said that low flows can impact the water quality of backwater habitats, habitats that are important for bass and fishing. Reduced flows will cause salty water to move upriver, impacting highly productive freshwater marshes at the Savannah National Wildlife Refuge and the ducks that use the freshwater habitat. And the FWS is concerned that shortnose sturgeon will be cut off from the gravel bars in the river.

The NOAA National Marine Fisheries Service has written that balancing the flow carefully in the Savannah River is very important for protection and restoration of ocean, estuarine and riverine ecosystems, fisheries, and wildlife populations. Available rocky shoal spawning habitat was reduced by more than 95 percent due to blockage of upstream migrations when dams on the river were built. Carefully regulating the Savannah River's flow in important remaining spawning and maturation habitats is critical for protection of all species, particularly shortnose and Atlantic sturgeon.

The EPA has said that each surface water body [such as the reservoirs on the Savannah River] is designated by its benefits, such as: fishing, recreation, public water supply, agriculture, industrial use or navigation. Each benefit has corresponding criteria to ensure that the water is biologically healthy and doesn't have excessive levels of toxins or other pollutants. To protect fisheries, both Georgia and South Carolina require an average of 5 milligrams per liter (mg/L) of dissolved oxygen in their freshwaters – and 6 mg/L in trout streams.

Tail of the Tiger Rowing on Hartwell

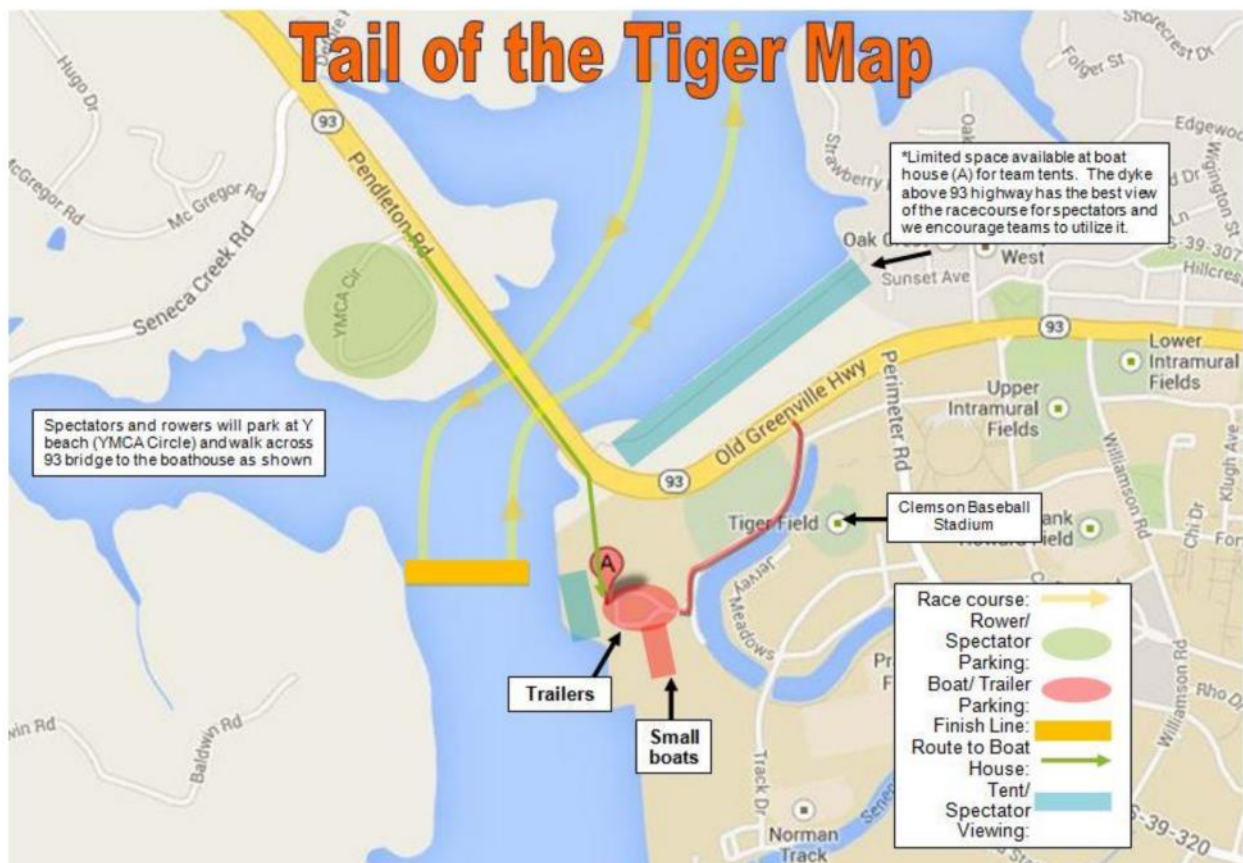


This fall, Clemson Crew invites you to return to where the Tiger row for the 7th annual Tail of the Tiger Regatta. Those who have been to Clemson Sprints know of the exciting atmosphere that a race day at Clemson brings, and this race is no different.

On September 30th, the 5,000 meter head race will take place on scenic Lake Hartwell. Each crew will be challenged with multiple turns, bridges, and fierce competition.

Between the quality of the competitors and the difficulty of the race course, your coxswains will be put to the test as they hone their race management and steering skills. Junior rowers will enjoy the chance to check out Clemson University and our rowing program along with the multitude of visiting college programs. Finally, this race will provide novice rowers with an exciting entrance into their rowing careers and the Fall race season.

Free for spectators to attend. See map below for parking and bet areas to view the Tail of the Tiger Regatta



WWII Bombing Range by Hartwell

The Issaqueena Bombing Range was a World War II target range used for training flight crews from Greenville Army Air Base, later renamed Donaldson Air Force Base. The Army Air Field was established in 1942 for the preparation of aircrew using North American B-25 Mitchell twin-engine bombers, and a suitable target area was established using Lake Issaqueena which feeds Lake Hartwell, northwest of Calhoun, South Carolina and Clemson College, completely within the Clemson Experimental Forest. Bombing Range Road is still located off of State Highway S-39-291, southwest of Six Mile, South Carolina and west of Lake Issaqueena.

"On December 9, 1939, the Department of Agriculture and Clemson Agriculture College entered into a cooperative and license agreement. On June 27, 1942, the college granted the War Department an occupation permit for lands to develop the range. The War department also purchased an additional 265 acres within the boundaries of the target. The total area for the range summed 4,096 acres."



Three ranges were designated, the Practice Bombing Range, a land range, the Skip Bombing Range, and a Potential 3rd Target Range to the north which was apparently not used. Water targets with bullseyes, suspended on cables stretched across the lake were used for the skip-bombing practice in which low-flying bombers literally "skipped" their bombs off the water just like skimming a stone, the purpose of which was to allow accurate striking of target vessels on the water. A yellow dye was placed in the water immediately surrounding the target and used for scoring purposes, accomplished by visual approximation.

The land range was used for medium-altitude target practice and had a 500-acre (2.0 km²) impact area and included three 100-foot (30 m) circles with 500-foot (150 m) markers and three 54-foot (16 m) spotting towers. It consisted of 649 acres (2.63 km²) located on top a hill east of the Keowee River and west of Lake Issaqueena. Munitions used were primarily M38A2 100-pound Practice Bombs (about 14 pounds without sand), with M1A1 Spotting Charges in the tailfin box.

Use of the range came to an end in September 1945 with the conclusion of wartime training and all personnel except for two caretakers were withdrawn. On December 17, 1945, the range was declared excess to the needs of the Army Air Force. Control of the Issaqueena Bombing Range was transferred from Greenville AAB to Shaw Field, later Shaw AFB, Sumter, South Carolina on January 14, 1946 with the deactivation of the Greenville operation. By May 1946 most of the structures and military property had been removed.

In 1954, Lake Issaqueena was drained for ecological renewal and numerous ("many thousands") sand-filled M38A2 100-pound Practice Bombs were seen in the lake bottom. The exposed bombs were disposed of in 1955. The lake was not completely drained and therefore the possibility of additional practice bombs in deeper portions of the lake exists.

Wildlife Management on Hartwell

The main objective of the Hartwell Project wildlife management program is to improve wildlife habitat through, accepted forestry and wildlife management practices consistent with the multiple use objectives of the lake project. Another objective is to provide hunting opportunities at suitable locations. Wildlife viewing opportunities are also available on project lands. Wildlife management activities are coordinated with appropriate State agencies, and cooperative efforts with interested groups are also encouraged.



Currently, approximately 2500 acres of Hartwell Project land is leased to the South Carolina Department of Natural Resources (SCDNR) for wildlife management. Beaverdam Creek Wildlife Management Area, located in Townville, is a 900 acre waterfowl management area leased to SCDNR. Waterfowl hunting is allowed in this area by drawing only.

Corps efforts to improve wildlife habitat and hunting success include the management of 27 wildlife openings around the project. These wildlife openings are planted and maintained to improve habitat for deer and turkey as well as benefit small game and non-game species. Four of these openings are managed as public dove fields. Another tool the Corps uses to benefit wildlife is through pine thinning operations around the project. Thinning practices along with the reforestation effort that includes planting hardwoods, promotes a healthy and diverse forest. The Corps also maintains 40 wood duck and 78 blue bird boxes around the project to provide adequate nesting.

All Corps land, except for developed recreation areas, is open to hunting provided all state game laws are observed. The Corps does manage some archery only areas available to the public. In South Carolina there are four areas the Corps has designated as archery only. These are SC River below the dam, Weldon Island (closed campground), Glenn Ferry (closed campground), and Choestoea. In Georgia there are two areas the Corps has designated as archery only. These are Georgia River/Quarry area and Paynes Creek Campground (after Sept 9th). A complete set of Hunting Maps are available. The SC River and Georgia River/Quarry area require a permit that is available from the Hartwell Project Office. This permit is free and must be obtained in person.

(continued next page)

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There are numerous other small access areas that are open to archery hunting for deer, turkey & small game. These areas include:

- New Prospect Access Area in Hart County, GA (34 Acres)
- Jenkins Ferry Access Area in Stephens County, GA (31 Acres)
- Apple Island Access Area in Anderson County, SC (107 Acres)
- Asbury Access Area in Anderson County, SC (27 Acres)
- Denver Access Area in Anderson County, SC (19 Acres)
- Townville Access Area in Anderson County, SC (23 Acres)
- River Forks Access Area in Anderson County, SC (182 Acres) Note: Hunting is not permitted in the closed recreation area.
- Camp Creek Access Area in Anderson County, SC (48 Acres)
- Martin Creek Access Area in Oconee County, SC (60 Acres)

A permit is required from the Corps of Engineers, Hartwell Lake, to hunt in the SC River Area and Quarry Area and will be available at no cost from the Hartwell Project Office beginning in late August each year.

Hunting for deer and turkey will be permitted during seasons as set by the state and will be restricted Archery Equipment Only. Firearms are prohibited during deer and turkey season.

Hunting in developed recreation areas except as listed above is prohibited.

No permanent stands can be constructed on Corps of Engineers property. Climbing stands, lock-on stands, ladder stands and ground blinds can be used, but must be removed on the last day of deer and turkey season.

Small game hunting is allowed in all areas listed above, but only after the deer season is completed. Hunting during small game season will be permitted with shotgun only using #4 shot or smaller.

South Carolina and Georgia regulations, seasons, bag limits, license requirements, etc. will be strictly enforced.

Feral Hog hunting is allowed on Hartwell Project Lands all year. A special permit must be requested to hunt hogs outside the regular deer and turkey seasons. The use of dogs is only allowed outside the state deer and turkey seasons.

Dove hunting is allowed Saturday and Wednesday only throughout the season as set by GA & SC's Department of Natural Resources.

Please contact Jess Fleming at the Hartwell Project for questions and permitting.

Natural Resources Specialist Jess Fleming: 1-888-893-0678 ext. 335 or 706-856-0335.

Corp Boundary Markings On Hartwell

Maintaining the Boundary The boundary line around Hartwell Lake is simply a property line that designates the land purchased for the purpose of the Hartwell Project. Just as your property line delineates the property you are responsible for, the Corps boundary line delineates the land the Corps of Engineers is responsible for. As is the case with most private property, the Corps boundary is established with “monuments” - iron pins and concrete posts. The Hartwell Project has 840 miles of boundary line designated by 9800 monuments.

The line has been established by survey with each monument identified by coordinates (latitude and longitude). Additionally, each pin and monument is assigned a specific “pin number” and mapped accordingly. The markings most familiar to adjacent landowners, in relation to the Corps line, are the orange marks on trees around the lake. These painted trees DO NOT designate the exact line, but rather “witness” or mark the general proximity of the boundary line. There are four separate symbols used that represent different information.



A brochure is available from the Hartwell Lake Office explaining these markings and their meanings. These markings have two primary purposes - to inform lake users and adjacent landowners of the approximate Corps line location.

Why is it important that adjacent landowners know where the Corps line is located? As stewards of the public land around Hartwell Lake, it is the Corps responsibility to maintain and protect the land that has been entrusted to us. Part of this stewardship includes annual surveys of the Corps line to identify and resolve encroachments and to reestablish missing or damaged monuments. An encroachment is a structure or improvement that extends over, across, in or upon Corps managed land that has not been approved. Encroachment resolution typically requires the removal of the encroaching structure. Knowing where your property lines are - including the common boundary you share with the Corps - can prevent costly corrections.

To prevent the possibilities of encroachments, we encourage all adjacent landowners to have their property surveyed by registered land surveyors prior to constructing homes, out-buildings, or any other improvements. Surveys should tie into the established Corps boundary. Park rangers are available (by appointment) to meet on-site to discuss the Corps boundary and provide documented boundary line information.

Courtesy COE



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

Submerged History

In 1897, engineer William Whitner's Portman Shoals Hydroelectric Plant started producing electricity transmitted to Anderson, SC.

The transmission line was 10 miles and provided electricity to the Anderson, SC, the Anderson Traction Company and the Anderson Cotton Mills.

Before the Portman Shoals plant, in the 1890s, Whiner designed an expensive electric light station in Anderson.

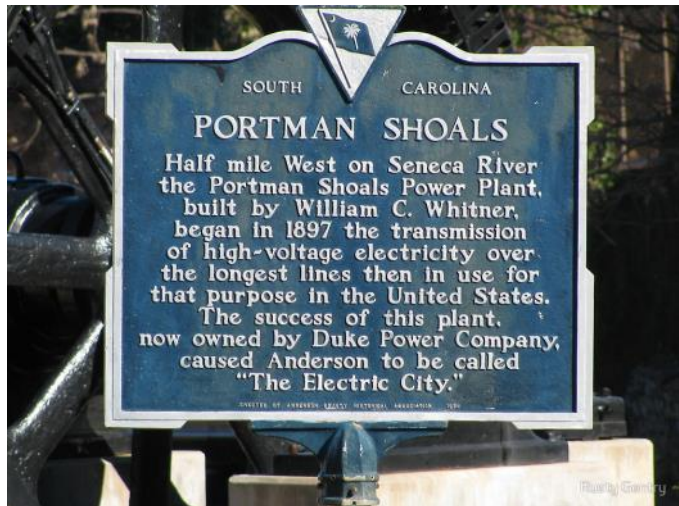
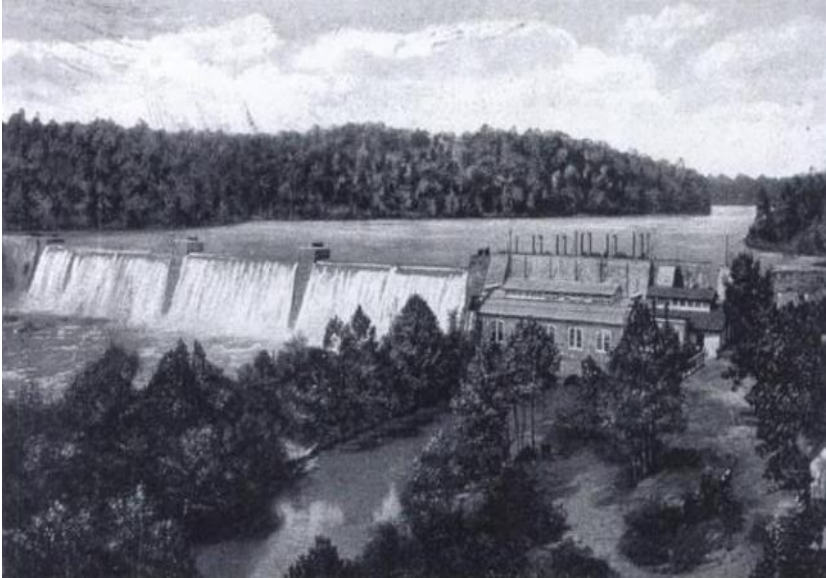
The city didn't want to spend money on the new hydroelectric technology, so Whitner constructed a small plant on the Rocky River 6 miles away, to test power transmission. When the idea worked, he worked on the Portman Shoals plant between 1895-1897.

Anderson became one of the first cities in the Southeastern United States to have electricity. Electricity to Anderson was established by William C. Whitner in 1895 at a hydroelectric plant on the Rocky River giving the city the name "The Electric City." Anderson also became the first city in the world to supply a cotton gin by electricity. In 1895 Anderson Court House was renamed to Anderson.

In 1897 Whitner's plant was upgraded with a 10,000 volt generating station at Portman Shoals. Whitner's power plant at Portman Shoals became the first hydroelectric plant to generate high voltage without step-up transformers in the United States. The Portman Dam was swept away in 1901 forcing Anderson to be in darkness until it was rebuilt in 1902.

Today the power plant is under Lake Hartwell, which flooded the area in the 1950s for a larger hydroelectric dam. Portman Shoals was the longest transmission line in the Southern US at the time. Anderson, SC is known as "The Electric City" for the electric street lights that were along main street in the late 1890s.

The site is marked and located on Hwy 24 just a couple minutes south of I-85 exit 11



This marker located at SC 24 and the Seneca River one mile north of I-85 commemorates the Portman Shoals Power Plant that is now submerged beneath the waters of Lake Hartwell.

For the Kids



Word Search

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

See how many of these newspaper related words you can find in the puzzle.
The words can be forward, backward or diagonal.

Created by Sue Lindlauf
Grand Forks Herald 2012

- | | | | |
|--------------|------------|--------------|--------------|
| 1. LABOR | 5. WORK | 9. SUMMER | 13. AMERICAN |
| 2. DAY | 6. LONG | 10. NATIONAL | 14. MONDAY |
| 3. HOLIDAY | 7. WEEKEND | 11. USA | 15. DAY |
| 4. SEPTEMBER | 8. ENDING | 12. TRAVEL | 16. OFF |

Fishing Report

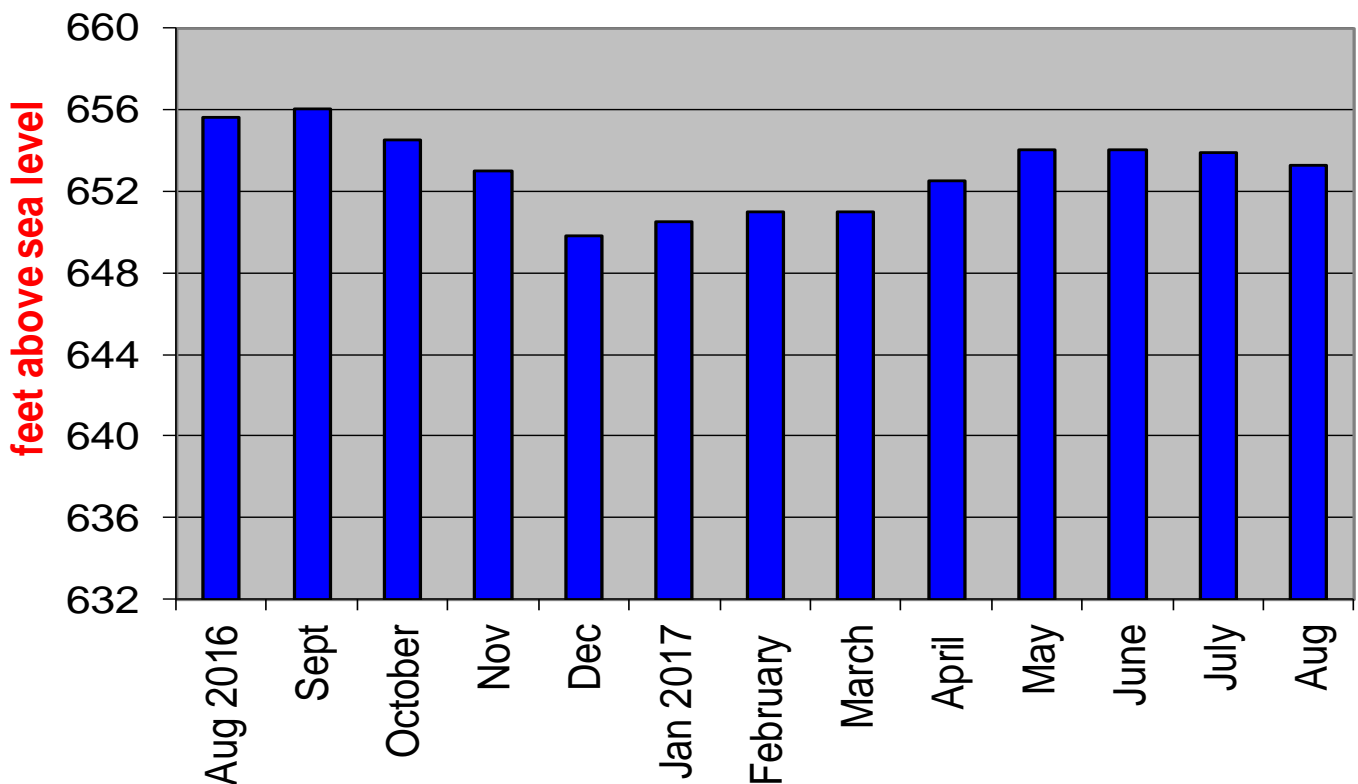


Lake Hartwell September 1 80 degrees

Bass fishing is fair. The water temperatures are in the mid to high 80's and I have even seen 90 in certain areas. The bite the last couple weeks has been tough out there. We have had to work deeper water from 20 feet all the way out to 45ft. We are fishing humps, major creek arm points, and main lake points the key with all of these areas is that they have to have some really deep water next to them specially a ledge which has been a key component lately. We have had some blow ups on top water but not a lot of action and we have had to really work at this bite. We have had to really finesse these fish so we have worked the shakey head with a finesse worm and a drop shot with small baits on them to match the bait that we are seeing. Be patient with the drop shot fish we have had a lot of fish follow the bait and not eat it if you get this same reaction first change baits and if that doesn't work change your leader length our best has been 12 18 inches. The key is to be patient and keep moving throughout the day and with this warm weather and water the fish are going to stay deep.

Courtesy www.havefunfishing.com

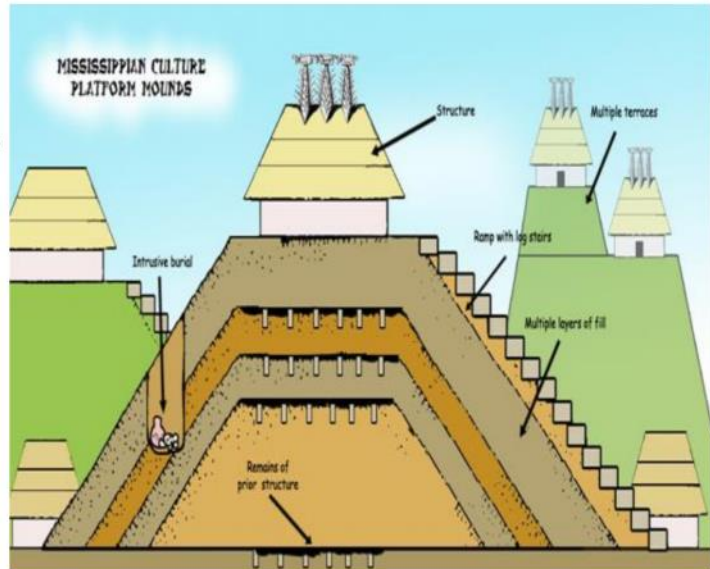
Lake Hartwell Elevation (660 = Full)



Chauga Mound Beneath Lake Hartwell

The Chauga Mound is an archaeological site once located on the northern bank of the Tugaloo River 1,200 feet north of the mouth of the Chauga River in Oconee County, South Carolina in the Lake Hartwell Basin. The mound is now inundated by Lake Hartwell. The mound and village portion of the site was built by peoples of the South Appalachian Mississippian culture (a regional variation of the Mississippian culture). The site is a mound and village that once sat on a natural levee about 100 feet from the Tugaloo River at its confluence with the Chauga River.

There exist four distinct periods of occupation. The first period occurs during the Middle Archaic, as indicated by quartz and some scattered campsites. Phase two encompasses the first six levels of the mound and dates to the Jarett Phase (1100AD to 1200AD), a local variation of the Etowah Culture. The third phase encompasses the final four stages of the mound construction and dates to the Tugaloo Phase (1500AD to 1600AD), a local manifestation of the Lamar Phase.



The final period of occupation dates from the Estatoe Phase to the early 18th century. It is associated with the historic Cherokee, an Iroquoian -speaking people who migrated into this area from the north.

Originally standing about 12 feet in height, the platform mound was constructed in 10 stages. Extensive damage through erosion and amateur digging have resulted in only the first four stages to have distinguishable form and purpose, while also decreasing the height of the mound to 8 feet. Stage 1 of the mound began as a low truncated rectangular pyramid about 2.2 feet in height, which was probably used as a dance platform or dias. The fill for this mound came from the midden area of a previous Woodland period settlement; it was followed by a thinner semi-impermeable blue-grey clay cap. Stages 2–6 follow the same pattern. The clay cap had a low rim and trough around the base of the mound and in some cases extended to as much as 10 feet from the base of the mound. The nature of the impervious clay and the trough to carry away rainwater helped to protect the interior basket loaded fill from erosion. At Stage 2 the mound was 45 feet across at the base and with a summit roughly 25 feet square and several feet higher than Stage 1. On top of this mound a structure was added. During these stages, smooth boulders from the river were incorporated into the mound, possibly to help stabilize the shape. Stages 7–10 did not have the clay cap feature and mound construction seems to occur only on the southern and eastern sides of the mound. These stages may have been to add an apron-like extension or ramp out from the main body of the mound.

There are more than 60 burials at the Chauga site, and more than 30 burials within the mound itself. The mound contains artifacts ranging from stone tools, potsherd and ornaments made of shells, rocks and minerals, many of which were deposited as grave goods with the burials. Among the artifacts found at the site is a 1.2 inches steatite plate with an anthropozoomorphic human-headed winged figure of a style often associated with the Southeastern Ceremonial Complex.

Joseph R. Caldwell first excavated there in 1953 and he was later followed by Carl Miller in 1958. The most complete excavation took place under the leadership of Arthur R. Kelly and Robert S. Neitzel from August, 1958 to January 1, 1959. Kelly and Neitzel performed salvage archaeology on the site in conjunction with the U.S. National Park Service while working at the University of Georgia with the hope of salvaging as much information as possible before the Hartwell Basin flooded the site.

Source-Wikipedia

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 6/1/2017
- 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 26 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.

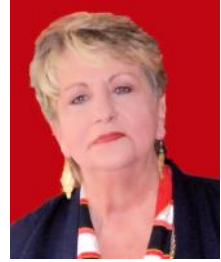
Debbie Henderson
404-313-4404
Debbie@buyhartwelllake.com



- 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!

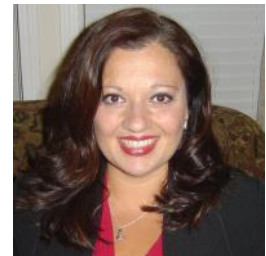


Judy Stevanovich
864-276-7416
Judy@buyhartwelllake.com



- 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

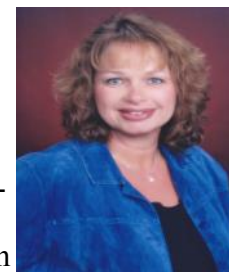


- Working as a realtor in the State of South Carolina since 2003
- Specializes in lake properties but also loves the rich agricultural heritage of the Upstate as well as the diverse neighborhoods
- Retired teacher and is currently the organist at Holy Trinity Episcopal Church in Clemson, SC
- Long time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



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.

Lisa Topping
864-207-1552
Lisa@buyhartwelllake.com



- I am a native of Florida and began my real estate career in Orlando in 2004 working with a prominent builder. I moved to Georgia in 2008 and my husband & I have lived on Lake Hartwell for the past several years. We enjoy all of the activities our beautiful lake has to offer year round.
- I pride myself on having a nurturing personality and have always felt fulfilled helping others. Whether you are a first-time or seasoned home buyer or seller, I would be delighted to help you reach your goals.
- I enjoy meeting new people and helping them through the home transaction process.
- When you trust me as your real estate expert, expect a professional partner who values communication and provides honest answers to your questions and concerns. I will represent your interests with dedication and commitment.