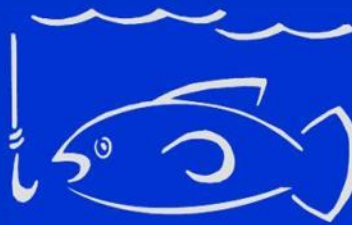


# BuyHartwellLake

llc



## 1-855-BUY-LAKE



### September 2016

Email your pictures of Hartwell to [HartwellLakefront@gmail.com](mailto:HartwellLakefront@gmail.com).  
One will be selected every month for our cover.

**New Listings  
Of the Month**



**BuyHartwellLake.com  
1-855-Buy-Lake**

**249 Horseshoe Bend Westminster SC \$559,000 - RUSTIC ELEGANCE ON LAKE HARTWELL.** Heart of Pine flooring w/ antique square peg nails, vaulted wood ceilings and rock FP. Lake views from all rooms. Low maintenance Trex decks/dock, metal roof, Pella windows. Granite kitchen, center island w/ seating and dual-fuel stove with stone surround and pantry. 2 BR suites on the main level open out to the deck and covered screen porch. Downstairs - family room with wet bar, two more bedrooms, full bath, laundry room and bonus room for storage/wine cellar. Tons of outdoor living space on multiple levels. Improved walk way to maximum size single-slip dock with extra large swim platform + boat lift and dock boxes. Water at dock for easy clean-up. Point lot 18-20' at full pool.



**13D Hartwell Villas Anderson SC \$115,000 -** New kitchen counter tops, appliances, updated cabinets, new vanities in master and guest baths, new carpet, new laminate kitchen and bathroom flooring, and freshly painted in neutral colors. This property is move in ready - enjoy everything this peaceful, serene community has to offer. Perfect for a weekend get away or permanent living. Great deck perfect for dining, or just enjoying the great lake views and tranquility. Hartwell Villas is unlike any other condo complex in the area - great water views, short level walk to the waterfront, community pool, tennis courts, and a community pavilion with huge stone fireplace.



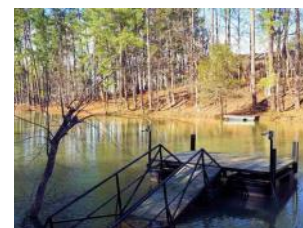
**308 Lazy Street Anderson SC \$195,000 -**Large doublewide home in move-in-ready condition, a carport and a separate detached 28 x 24 double garage, workshop or man cave. Nice .44 acre lot with water views and a flat walk to the lakefront and platform dock in place. Large freshly painted rocking chair front porch. Open floor plan with a large family room with cathedral ceiling, and dining room. Large kitchen with lots of cabinets, pantry space and breakfast area. Master has an adjoining 13 x 8 walk in closet - could be an office, dressing room, etc. Nice screened in porch that adjoins a large deck.



**Lot A Tahoe Dr Townville SC \$15,000 -** One acre unrestricted lot close to boat ramp and walking distance to a Lake Hartwell Campground with convenience store for supplies. Perfect for a full time home, cottage, mobile or camper. Super location just 10 minutes from I-85 SC exit 11. Close to Clemson or Anderson. Lot next door is also one acre and available for 15K. Purchase both for extra privacy. Great value for a lot by the lake!



**503 Edgewater Dr Anderson SC \$384,000 -** Custom built Lake Hartwell Waterfront Home with dock. Home has over 3800 SF and includes a full separate living space in the walk out lower level for guests, parent, mother-in-law, etc. Master with room for a sitting area is on the main level and includes an updated master bath. Also on the main level are 3 additional bedrooms. Open floor plan with large family room with fireplace which includes gas logs. Dining area adjoins kitchen which has been updated with stainless appliances including a double oven range, new cabinets, solid surface counters and two walk in pantries. Short walk to the lake and the platform dock in place. Downstairs you will find a large rec room with fireplace. New carpet, new paint and a custom built bar.



# Q&A With The Corp Of Engineers



**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 their 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.

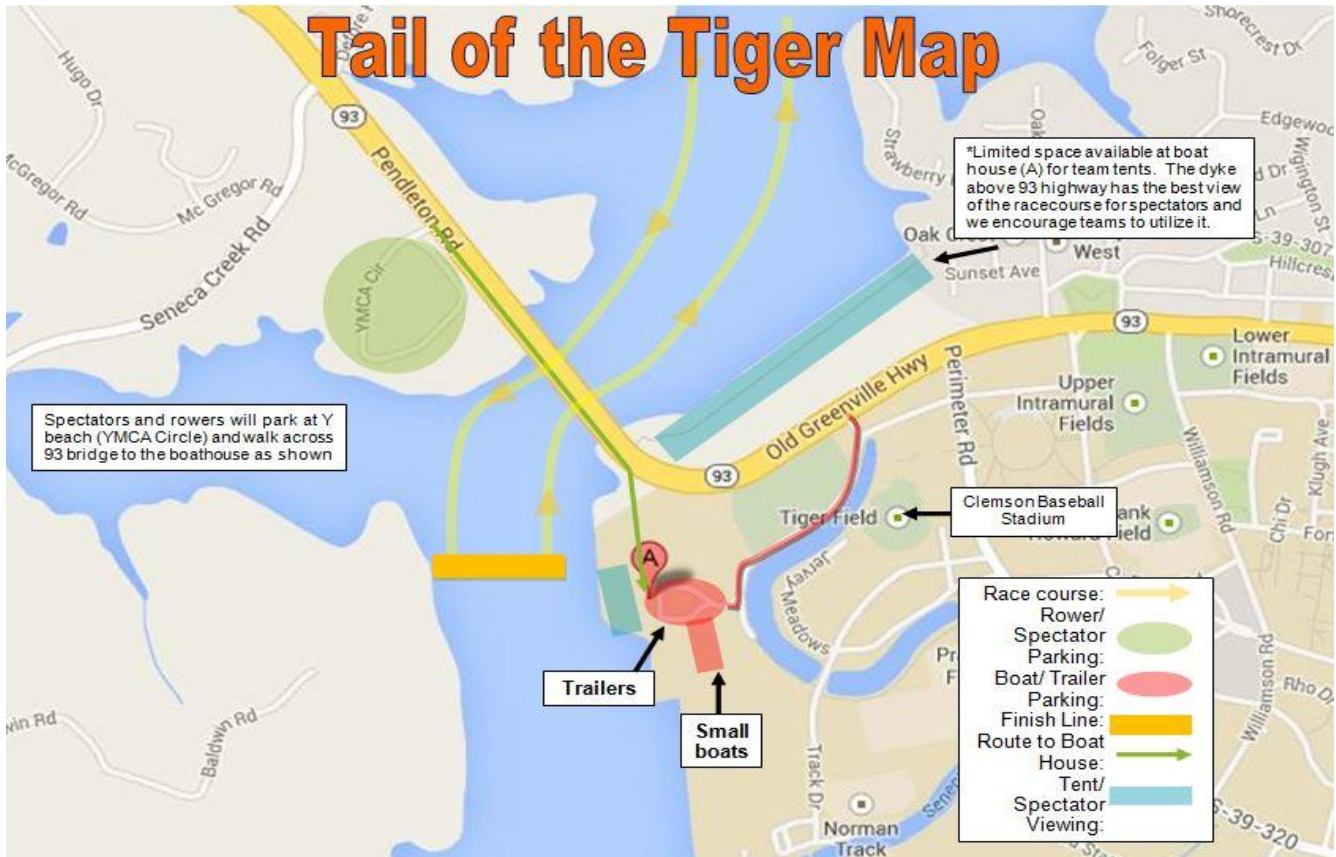
# Tail of The Tiger Rowing Event on Hartwell



This fall, Clemson Crew invites you to return to where the Tigers row, for the 6th 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 even is no different. On September 24th, 2016, our 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 racecourse, 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 collegiate programs. Finally, this race will provide novice rowers with an exciting entrance into their rowing careers, and to the Fall head race season.

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



# Lake Hartwell Hunting

The U.S. Army Corps of Engineers' Hartwell Lake Office will open four of its larger recreation areas for archery and small game hunting during the regular 2016-2017 Georgia hunting season. These areas include:

- Paynes Creek Park, Hart County, GA. (399 acres)
- Hartwell Dam Quarry Area, Hart County, GA. (410 acres)
- New Prospect Park, Hart County, GA. (34 acres)
- Jenkins Ferry Park, Stephens County, GA. (31 acres)

The Hartwell Dam Quarry is restricted to archery equipment only during deer and turkey seasons. A permit is required from the Hartwell Lake Office which is available at no cost. Hunting regulations, license requirements, and seasons set by the Georgia Department of Natural Resources, will apply. Information on regulations is available from state wildlife offices.



Small game hunting is allowed in all areas listed above but only after the deer and turkey season closes. Hunting for small game is restricted to shotgun only with number 4 shot or smaller. Hunting for deer and turkey is restricted to archery equipment only – all firearms are prohibited. The areas will be open on a walk-in or boat-in only basis. No motorized vehicles will be allowed within the gated area. Only portable stands or blinds are acceptable and must be removed from public land after the season.

The Corps areas listed below are considered part of the South Carolina Department of Natural Resources' Fant's Grove WMA hunting area. Contact the SCDNR at 864-654-1671 for information on licenses, seasons and bag limits.

- South Carolina River, Anderson County, S.C. (125 acres)
- Glenn Ferry Park, Anderson County, S.C. (211 acres)
- Weldon Island Park, Anderson County, S.C. (138 acres)
- Apple Island Park, Anderson County, S.C. (107 acres)
- Townville Park, Anderson County, S.C. (23 acres)
- River Forks Park, Anderson County, S.C. (182 acres), No hunting in closed portion of the rec area.
- Camp Creek Park, Anderson County, S.C. (48 acres)
- Martin Creek Park, Oconee County, S.C. (60 acres)
- Choestoea Park, Oconee County, S.C. (369 acres)

Hunting is prohibited in all designated recreation areas unless listed above. All other public lands and waters around Hartwell Lake, including islands, are open to hunting in accordance with Title 36 Code of Federal Regulations and Georgia and South Carolina hunting regulations. Due to safety concerns, big game hunters are encouraged to use archery equipment only while hunting on the islands.

Feral hog hunting is allowed on Hartwell Project lands year round except areas designated as WMAs. A letter permit is required when hunting hogs outside the state deer season on all Hartwell Project property. Dogs are only allowed outside of the state deer and turkey season. Long rifles are not allowed.

For additional information and permits, contact Park Ranger Jess Fleming at the Hartwell Lake Project Office at 888-893-0678, ext. 335, or 706-856-0335.

# Welcome Your New Neighbors to the Lake!

## Just Sold Properties by BuyHartwellLake LLC



99 Sentu Way  
Hartwell GA



157 Rivoli Pt  
Westminster



300 Huntington  
Anderson SC



202 Providence  
Anderson SC



431 Island Pt  
Starr SC



35 Harbor Gate  
Anderson SC



122 Crosby Dr  
Fair Play SC



182 Ken Pat  
Westminster



821 Dogwood  
Seneca SC



629 Cooper Va.  
Martin GA



587 Currahee Rge  
Toccoa GA



269 Currahee Pt  
Toccoa GA



Lot B Meredith  
Townville SC



176 McJunkin  
Central SC



336 Dragonfly  
Toccoa GA



15 South River  
Martin GA



199 Watersedge  
Hartwell GA



220 Bailey Cir  
Townville SC



524 Pioneer Ln  
Anderson SC



5 Harbor Gate  
Anderson SC



# Tugaloo State Park Events for September

## Volunteer shoreline cleanup

**Saturday, Sep 3, 2016** 10 AM to 11 AM

Join the Naturalist at the beach pavilion to assist in sprucing up the day use area by picking up litter and trash along the shoreline of the Day Use area. At the same time, we'll be learning about lakeside ecology. By helping you'll receive a free waterproof bag, while supplies last. \$5 parking. 706-356-4362.



## Hidden Gems - Homesteaders and Moonshiners

**Saturday, Sep 3, 2016** 2 PM to 3:30 PM

Meet the Naturalist at the Park office to embark upon a hike through the hills and hollers of Tugaloo State Park to uncover the hidden history surrounding the ruins of homes and stills dotted throughout the Park. We will be taking the Sassafras Trail located behind the office for a 2 mile round trip. Please wear sturdy shoes, and bring water. \$5 parking. 706-356-4362.



Hidden Gem

## Your State Parks Day - Shoreline Cleanup

**Saturday, Sep 24, 2016** 2 PM to 2:30 PM

Meet the Ranger at the Park office to help celebrate your Georgia State Parks by helping us keep them beautiful. We will be walking around the cove behind the Park office picking up litter and trash. \$5 parking. 706-356-4362.

## Canoe Races -- Your State Parks Day

**Saturday, Sep 24, 2016** 3:30 PM to 4:30 PM

Get your paddles ready folks, for a Your State Parks Day tradition; The Canoe Races in the Cove. Register by 3pm for your race. The races will be divided into age groups. Winners of each bracket will receive a prize. We will meet at the Park Office. (Max of ten participants, per age group) 706-356-4362.

## Feedin' the Snakes

**Saturday, Sep 3, 2016** 6 PM to 7 PM

**Sunday, Sep 4, 2016** 6 PM to 7 PM

Whats' on the menu? Mice a la mode (For the snakes, not you, don't worry). Come and learn more about the hunting and feeding habits of these fascinating and often misunderstood animals. Featuring Barnaby the Grey Rat Snake, as well as Jules and Harvey the Cornsnakes. \$5 parking. 706-356-4362.



## Mushroom Walk

**Saturday, Sep 24, 2016** 9 AM to 11:30 AM

Come join the Naturalist and the Mushroom Club of Georgia to experience the hidden realm of the unsung heroes of the Natural World, Fungi! Meet at the Nature Hut for an interactive presentation, followed by an interpretive hike where you can put your new found knowledge to the test. \$5 parking. 706-356-4362.

## Sundown on the Trail -- Your State Parks Day

**Saturday, Sep 24, 2016** 7 PM to 8 PM

Finish off the night by celebrating the Beauty of your Georgia State Parks by watching beautiful streaks of gold, orange, and purple dance upon the gentle waves of Lake Hartwell. Be sure to bring your camera on this 1/2 mile hike along the Crow Tree Trail. We will be meeting at the Nature Hut in the Campground Area. Wear sturdy shoes. 706-356-4362.



## Harvest Happenings

**Saturday, Oct 29, 2016** 7 PM to 9 PM

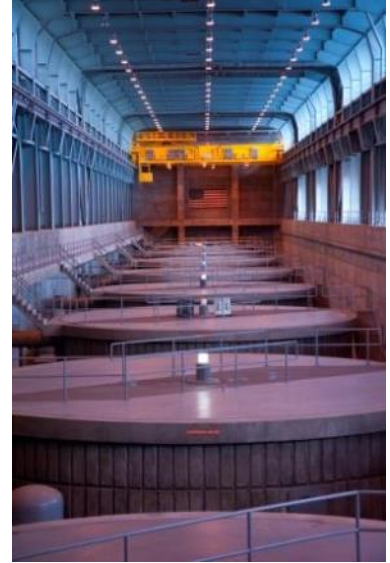
Join us for a fun time at the amphitheater to celebrate the coming in of fall with hayrides and stories around the campfire. \$5 parking. 706-356-4362.

**Tugaloo State Park  
1763 Tugaloo State Park Rd  
Lavonia, GA 30553  
706-356-4362**

# Lake Russell Pump Back Units Help Maintain Lake Hartwell Levels

A unique feature of the Russell Project is its ability to pump water upstream from the Thurmond reservoir.

Like the power plants at Thurmond and Hartwell lakes, the Russell Dam power plant is a “peaking” hydropower facility, which uses kinetic energy from water releases to produce electricity. This produces hydropower which is marketed to private electric companies via the Southeastern Power Administration to meet the region’s peak demands for electrical power during times of high use. Examples of peak power demands include times such as hot summer afternoons and cold winter mornings and evenings.



However, in addition to the four conventional turbines already on line for power production at the Russell Dam, the power plant has four reversible pump-storage turbines, known as pump back units. The four pump back units at Russell Dam are different than regular generators in that at night, when electrical power demands are low, they can operate in reverse direction to pump water from below the dam back upstream into Russell Lake.

Then, the next day when peak power demand occurs and the price of electricity peaks, the additional water that has been stored overnight can be used to generate electricity. The Russell Project’s pump back capability is even more critical in periods of drought because it can make use of the same water over and over, limiting total water output from the reservoirs.

The Department of Energy’s Southeastern Power Administration in Elberton, Georgia, markets our hydropower to private utilities and electrical cooperatives, providing dependable, non-polluting power to consumers across the entire Southeast region.

With eight turbines operating at an installed capacity of 668 megawatts, the Richard B. Russell Dam and Lake is the largest Corps-operated hydropower-producing project east of the Mississippi and one of the largest hydropower plants in the Southeast.

Rashida Banks, Public Affairs Specialist COE



# Hiking Trails Along Lake Hartwell (Just a Few of Many)



## **Hartwell Dam Walking Trail – Georgia Side**

This trail begins at the entrance of Big Oaks Recreation Area, which is located off of Hwy. 29 in Hart County, Georgia approximately one mile past the GA/SC border. The trail is 2.75 miles round trip (or 1.37 miles one-way) and follows the shoreline of Hartwell Lake from Big Oaks up to the concrete portion of the dam on the Georgia side. The trail is paved and is handicap accessible. Several benches are located along the trail for your convenience. Other facilities located within Big Oaks Recreation Area are: restrooms, playground, boat ramp, courtesy dock, picnic tables, picnic shelter and drinking water.

## **Hartwell Dam Walking Trail – South Carolina Side**

This trail begins at the South Carolina Overlook, which is located just off of Hwy. 29 in Anderson County, approximately one half mile from the GA/SC border. This .75-mile (one-way) trail follows the shoreline up to the concrete portion of Hartwell Dam on the South Carolina side. For a shorter walk, you can access this trail from the South Carolina Dam Viewing Area, located approximately midway between the South Carolina Overlook and the GA/SC border. The trail is paved and is handicap accessible if starting from the South Carolina Overlook.

## **Paynes Creek Multipurpose Trail - Paynes Creek Campground**

This trail begins at the Paynes Creek Campground boat ramp located on the outside of the campground for year-round use. Paynes Creek's physical address is 518 Ramp Road, Hartwell, Georgia 30643. This hike/bicycle trail incombants 9.8 miles across rolling hills and beautiful views of Hartwell Lake. This trail is for begginers and advanced riders. Multiple events are held throughout the year that include mountain bike races, single speed bike races, and foot races. Other facilities located within Paynes Creek Campground are: restrooms, playgrounds, boat ramps, courtesy dock, hunting, and campsites. For more information please contact the Hartwell Lake Project Office at (888) 893-0678.

## **Beech Bluff Trail**

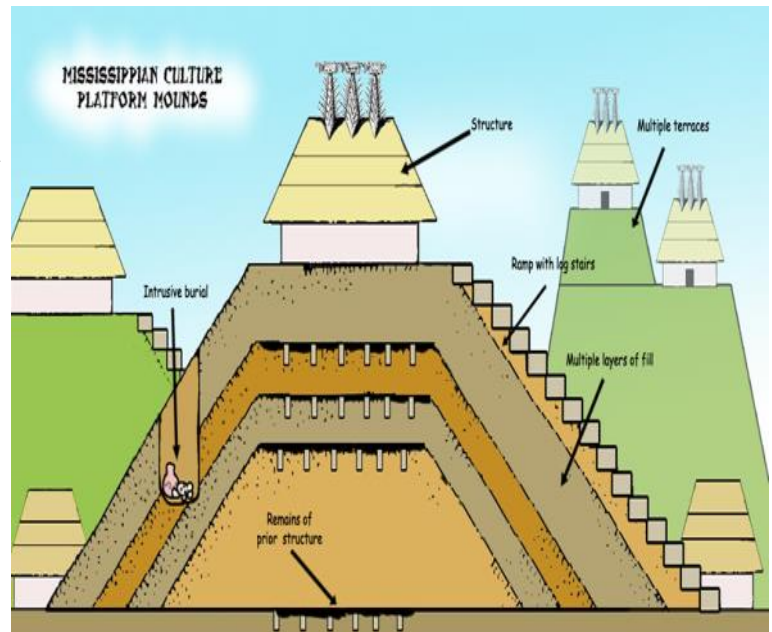
Length: 0.7 miles, 1.2 miles if you form a loop and return on the road

Own this short, hilly, out-and-back dirt path through a quiet forest of pine and oak, you will wind along a ravine and creek, and pass scenic views of Lake Hartwell. As you climb steep terraces constructed by farmers who harvested crops on this land generations ago, watch for snakes, green lizards, squirrels, fox, a variety of birds, and other wildlife amid fern and brightly colored wild flowers. When the trail ends at the park road, you have the option of returning the way you came, or turning right on the paved park road to loop back to the parking area. Lake Hartwell State Park 19138-A Hwy 11 S Fair Play, SC 29643

# 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 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, potsherds 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 anthropomorphic 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

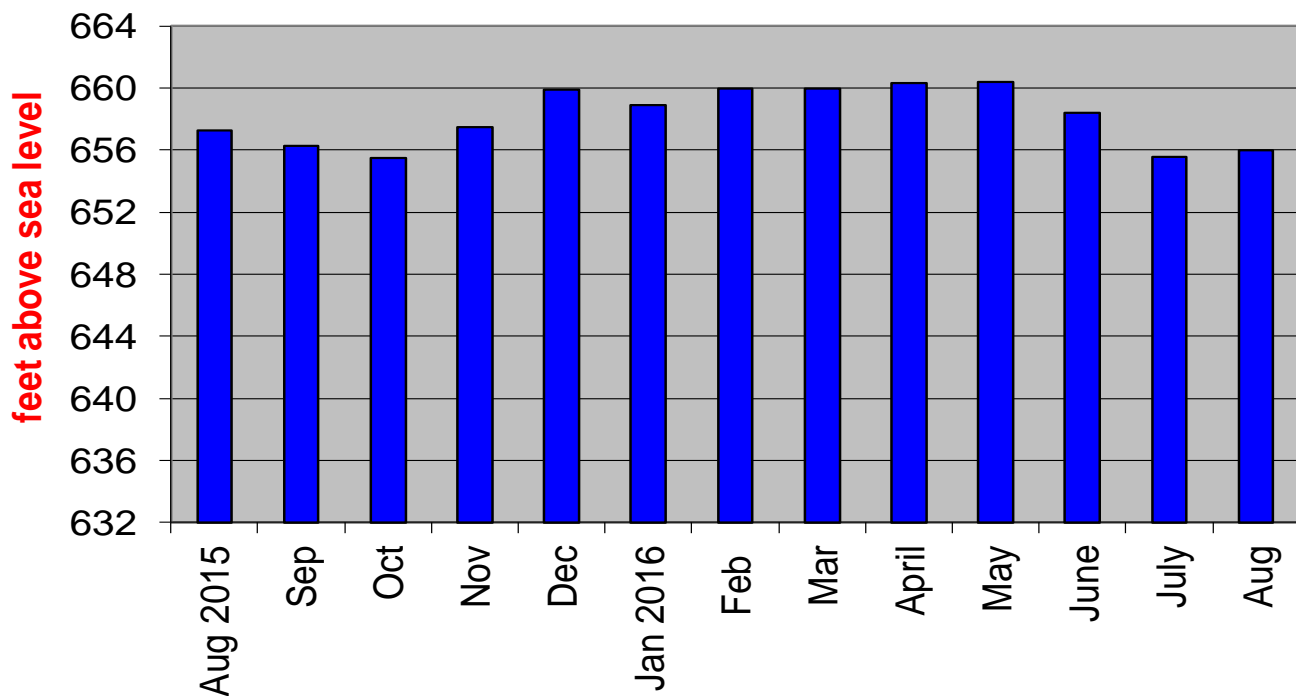
# Fishing Report

## Lake Hartwell Sept 1st - 83 degrees

Bass Fishing is fair. These fish continue to be finicky from the start but one thing that worked for us this week was working shallow flats close to deep water for the first couple of hours with top-water baits. After the sun comes up move out to that 23 to 45 foot zone in both the main lake and the river areas. Continue to look for main lake and river channel humps and points from 23 to 45 feet deep. These fish are chasing small bait from 1" to 3" long so you will need to match the hatch using the underspin with a Fluke Jr. style bait. Also throw a small swim bait like the Bass Pro Shops 2.8" speed shad on a 1/4 ounce ball head jig giving it a 5 count on 8 pound test Seaguar Fluorocarbon over the brush for some bites. Try a small spoon casting it to schooling fish or dropping it down on the fish you see on your electronics. If that doesn't work you can drop down on them with a drop shot using a very small profile bait like a zoom meat head or z drop bait. Play with your leader length as these fish will follow the bait at times and not eat.



## Lake Hartwell Elevation (660 = Full)



Visit our Lake Hartwell Informational site!

[LakeHartwellLiving.com](http://LakeHartwellLiving.com)

Interested in activities on and around Lake Hartwell? [LakeHartwellLiving.com](http://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

# For The Kids



## Word Search



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      |

# **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 25 million dollars as of 7/31/2016
- 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.
- All homes and lots are listed in both the SC and GA MLS for maximum exposure.
- Our site [www.BuyHartwellLake.com](http://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 800+ websites including our flagship site [BuyHartwellLake.com](http://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 & 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.
- 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](http://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 1<sup>st</sup> 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.