

# Land News

November 2011

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## Many Locations To Serve You:

Goose Creek, SC  
Manning, SC  
Georgetown, SC  
Columbia, SC  
Greenville, SC  
Fayetteville, NC

Tel: 855.384.LAND

Fax: 864.331.1610

## Specializing In All Land Types:

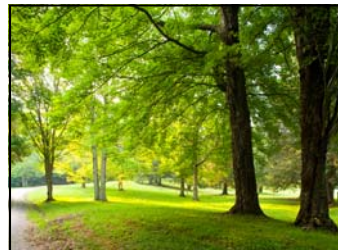
- Waterfront
- Hunting
- Timber
- Farm/pasture
- Equestrian
- Residential
- Commercial
- Industrial
- Multi-Family

## How to Protect Yourself as an Absentee Land Owner

Absentee Land Ownership can be fairly common. Many people own land far away from their primary residence. This can make monitoring and caring for the property difficult at times. Here are some things to consider as an absentee land owner.

### Steps to take to protect your land:

- Schedule visits 4-6 times per year
- Photograph the property
- Record all activity and expenses
- Maintain a written Land Management Plan
- Post “No Hunting” and “No Trespassing” signs at property lines



Land that is not maintained on a regular basis can invite damage, misuse, trespassers, hunters, loggers, overgrazing, plant diseases and more. You may find shotgun shells, open gates, or trash that would indicate trespassing. Make sure to contact law enforcement immediately so that the incident can be logged. Poaching can often become a serious problem because hunters will notice the property is not being used. Often they suspect that no one will know they have been there. If this becomes a concern you can invest in trail or wildlife cameras. This can become proof for law enforcement if you decide to press charges or simply have them follow up with the appropriate individuals. If you do allow people to hunt or fish your land, provide written documentation for them to show if they are stopped by law enforcement.

If you are unable to visit your property 4-6 times per year, you should hire someone to monitor your land. Land agents often offer property management and leasing services, as well as real estate services, for a small fee. Have a trusted neighbor or friend in the area take pictures periodically to document any changes on the acreage. Keep up with local news in the area. Arson has destroyed hay fields, rangeland, pastures, and abandoned buildings. If something like this is taking place in the area you should notify the neighbors that no one should be on your land.

If you are going to own land farther away from your home it is good to know how to protect it. Consider hiring someone to manage the property and protect your investment. Acreage naturally bounces back from damage but sometimes there is a limit as to what it can recover from.

## Announcing Our New Offices

Carolina Land Realty is a division of National Land Realty. Earlier in 2011, National Land Realty opened two offices in Georgia. The first office was opened in Augusta, GA; it is supported by land specialists Jason Walter, Fred Bricketto, and Jason Burbage. The second office was opened in Athens, GA; it is headed by land specialists Brad Church and Tommy Fricks. In 2012 look for our Alabama office. For any of your Southeast land needs contact our team at National Land Realty. **855.384.LAND**

Visit [CarolinaLandRealty.com](http://CarolinaLandRealty.com) To Begin Your Land Search Today!

**SC Events: November**For more information visit: [www.sciway.net/calendar/november.html](http://www.sciway.net/calendar/november.html)Tuesday, November 1

- Captain's Cup Golf Tournament - Daniel Island - \$1000 per foursome - benefits SC Maritime Foundation's education programs

Wednesday, November 2-6

- FestiVELO de Charleston - Holiday festival of bicycles for families, various ride lengths, lots of food, camping
- Balloons Over Anderson - Hot-air balloon event - balloon rides, music, games, skydiving show

Saturday, November 5

- Fall Heritage Festival & Pickin' Party - Columbia - SC State Museum - barbecue, bluegrass music, art & crafts
- Governor's Cup Road Race - Columbia - half marathon, 8K, 4-mile walk, kids' fun run, post-race party
- Harvest Fest - Johns Island County Park - bluegrass music, dancing, food, crafts, games
- King's Tree Trials Horse Race - Kingstree - plus elegant tailgate parties reminiscent of earlier times

Wednesday, November 9-12

- Dickens Christmas Show & Festivals - Myrtle Beach - 4-day event includes arts & crafts, Victorian Teas, gingerbread house contest

Friday, November 11-16

- Hilton Head Oyster Festival - Benefits Hilton Head Island Recreation Association Children's Scholarship Fund
- Holiday Festival of Lights - James Island - 3 mile drive, walk Santa's Village, Winter Wonderland & Enchanted Walking Trail

Saturday, November 12

- Walk to End Alzheimer's - Myrtle Beach - 2 mile walk - benefits the Alzheimer's Association

Sunday, November 13

- Uptown Greenwood Holiday Open House - Activities with Santa, carriage rides, live music, cruise-in, art show, tree lighting
- Wine & Art Under the Pines - Summerville - wine & food tastings, music, silent auction - fundraiser for developing local civic center

Saturday, November 19-24

- Colonial Cup - Camden - steeplechase horse racing at Springdale
- HOPE Relay - Greenville - 48-mile relay for teams of six runners - benefits Project HOPE Foundation's autism program
- Hills 4 Meals Fun Run/Walk - Inman - 1-mile, 5K, or children's run plus canned good drive - benefits Mobile Meals
- Holiday Lights Safari Benefit - Inman - drive your vehicle through nearly 100 decorated acres
- Lights Before Christmas - Columbia - Riverbanks Zoo - visit with Santa, 4-D movie, see nearly one million twinkling lights!

Wednesday, November 23

- Holiday Lights on the River - Irmo - more than a million sparkling lights with music, activities

Thursday, November 24-26

- Anderson Lights of Hope - Over a million multi-colored light display - benefits local charities
- South Carolina State Bluegrass Festival - Myrtle Beach - many live performances
- Surfside Beach Turkey Trot - 8K, 5K, Kids' Tot Trot - benefits local charities
- Turkey Day Run and Gobble Wobble - Charleston - 5K, children's fun run - benefits local charities

Saturday, November 26

- Intracoastal Christmas Regatta - North Myrtle Beach - boat parade, toy drive and humane society collection, starts in Little River
- Jamil Shriners Craft Show - Columbia - to benefit Shriner hospitals
- Train Rides with Santa - Winnsboro - no advanced ticket sales, all seats on a first come first served basis

## Carolina Land Realty Teams with Evergreen Properties to Provide Waterfront Property



Carolina Land Realty has teamed up with Evergreen Properties to provide affordable waterfront properties on Lake Russell. Lake Russell is located south of Lake Hartwell on the border of South Carolina and Georgia. It is just over 1 hour from Greenville, SC, 2 hours from Atlanta, GA, and 3 hours from Charlotte, NC. Lake Russell covers over 26,250 acres at full pool level and has a shoreline of 550 miles. If you're tired of crowded and overdeveloped lakes, then find out about Northeast Georgia's best kept secret.

Conveniently located about mid-point on Lake Russell, places these properties within a few miles from Richard B. Russell State Park where you will find many activities such as golf, disc golf, fishing, boating, water-skiing, rowing canoe, pedal boat rental, beach volleyball, swimming, geocaching, hiking and bicycling with 6 miles of trails. Arrowhead Pointe, a new 18-hole golf course, opened in August of 2004; it is rated as one of the top 50 amateur courses in the country. Tee time is only 10 minutes from "your" lake lot. Many other beautiful and challenging golf courses are within a 15 to 30 minute drive from these properties.

### Here are just a few things to love about Lake Russell:

- Army Corp buffer around the lake, which means no storm water pollution and mud in the lake. This also maintains vegetation along the shoreline, is important to prevent erosion, maintain good water quality, and provide necessary habitat for fish and wildlife. Vegetation helps hold soil in place and traps sediments and pollutants, providing an area where chemicals, pesticides, and fertilizers can decompose rather than flow directly into the lakes, adversely affecting water quality. A healthy vegetative buffer also shields water areas near the shoreline from extreme summer temperatures, providing cooler areas for aquatic life. Cooler areas hold more dissolved oxygen, which fish need to breathe. Shoreline vegetation provides food, cover, nesting, and sanctuary for animals and is essential to maintaining the natural beauty of the lakes.
- Unlike surrounding lakes, the lake level remains relatively stable throughout the year, normally fluctuating no more than 2 to 3 feet from the normal pool elevation of 475' above sea level. Most of the other southern lakes have been down as much as 15' to 20' for years from drought conditions.
- Very limited development is likely due to a very small amount of private land available. This results in a quaint rural setting in the middle of small towns with adequate goods and services that we all enjoy.



Waterfront lots start at just \$17,900 and interior lots start at \$9,900! Call our office to schedule an appointment to see Lake Russell today! **855.384.LAND**

### Going Hunting in South Carolina?

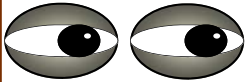
<http://www.dnr.sc.gov/purchase.html>

Hunting season is upon us once again! It isn't too late to find an affordable hunting tract of your own to use at your leisure. The South Carolina Department of Natural Resources website is a good resource to go to for the latest information on hunting regulations and much more. Don't have a hunting license yet? The SCDNR website has all of the information you need on purchasing one today!



Keep in mind that if you are a resident or non-resident born after June 30, 1979, you are required to take a hunter education course before you are permitted to get a hunting license in South Carolina. The SC Department of Natural Resources offers four different methods of taking the Hunter Education Class, which include instructor-led classes, an online self-study course, a CD self-study course, and a self-study workbook. So don't wait until the last minute, be prepared for South Carolina's deer season by taking a look around the SCDNR website! Contact our office to begin your SC hunting land search; you may be surprised to see how affordable it can be! **855.384.LAND**

## A Look Inside



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## ROSEMARY-GARLIC PORK LOIN

- 1 pound carrots, peeled and cut into 2-inch pieces
- 1 pound parsnips, peeled and cut into 2-inch pieces
- 2 medium-size sweet onions, quartered
- 3 teaspoons salt, divided
- 1 1/2 teaspoons freshly ground pepper, divided
- 1/3 cup olive oil, divided
- 3 tablespoons fresh rosemary leaves, divided
- 1 (4-lb.) boneless pork loin roast
- Kitchen string
- 2 tablespoons Dijon mustard
- 4 garlic cloves, coarsely chopped
- 6 large garlic bulbs
- 1/4 cup apple cider vinegar

## INSTRUCTIONS

1. Preheat oven to 425°. Combine first 3 ingredients in a large bowl; sprinkle with 1 tsp. salt and 1/2 tsp. pepper.
2. Sauté vegetables in 3 Tbsp. hot oil in a 7 1/2-qt. roasting pan over medium-high heat 8 minutes or until caramelized. Remove from heat, and stir in 1 Tbsp. rosemary.
3. Tie pork with kitchen string, securing at 1-inch intervals. Sprinkle pork with remaining 2 tsp. salt and 1 tsp. pepper, and place on top of vegetables in pan. Stir together mustard, chopped garlic, 2 Tbsp. olive oil, and remaining 2 Tbsp. rosemary; spread over pork.
4. Cut off pointed ends of garlic bulbs. Drizzle with remaining 1 tsp. oil. Arrange garlic bulbs, cut sides down, around pork in pan.
5. Bake at 425° for 1 hour and 10 minutes or until a meat thermometer inserted into thickest portion of pork registers 160°.
6. Transfer pork & vegetables to a serving platter, reserving drippings in pan. Add apple cider vinegar to pan, and bring to a boil over medium-high heat; reduce heat to medium, and simmer, stirring often, 3 minutes or until thickened. Pour over vegetables. Slice pork, and serve with roasted vegetables, garlic bulbs, and Caramelized Apples.