

Initial Application Date: 6/19/02

Application # 2-50004918

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting

102 E. Front Street, Lillington, NC 27546

Phone: (910) 893-4759

Fax: (910) 893-2793

LANDOWNER: Global House Inc

Mailing Address: P.O. Box 118

City: SANFORD

State: NC

Zip: 27331

Phone #: 919-776-2391

APPLICANT: Bobby Babona Sander

Mailing Address: P.O. Box 65165

City: Fayetteville

State: NC

Zip: 28304

Phone #: 910-847-1240

PROPERTY LOCATION: SR #: 1128 SR Name: Darroch

Parcel: 01-0536-0028-20 PIN: 0517-34-4110

Zoning: RA20R Subdivision: Little River Plantation II Lot #: 103

Lot Size: 10.55 ACS

Flood Plain: X Panel: 9D Watershed: NA Deed Book/Page: OTD Plat Book/Page: M98-394

Specific

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: H10 to Nursery Rd - Nursery Rd to Darroch - Turn Left - then right on Mt Vista Dr. to lot 103 on Right.

PROPOSED USE:

Sg. Family Dwelling (Size x) # of Bedrooms # Baths Basement (w/wo bath) Garage Deck

Multi-Family Dwelling No. Units No. Bedrooms/Unit

Manufactured Home (Size 14x60) # of Bedrooms 2 Garage Deck 2 Bath

Comments:

Number of persons per household

Business Sq. Ft. Retail Space

Industry Sq. Ft.

Home Occupation (Size x) # Rooms

Accessory Building (Size x) Use

Addition to Existing Building (Size x) Use

Other

Water Supply: County Well (No. dwellings) Other

Sewage Supply: New Septic Tank Existing Septic Tank County Sewer Other

Erosion & Sedimentation Control Plan Required? YES NO

Structures on this tract of land: Single family dwellings Manufactured homes 1 Other (specify) Proposed

Property owner of this tract of land own land that contains a manufactured home w/in five hundred feet (500') of tract listed above? YES NO

| Required Property Line Setbacks: | Minimum | Actual | Minimum | Actual |
|----------------------------------|-----------|-------------|---------|-------------------------|
| Front | <u>35</u> | <u>120</u> | Rear | <u>25</u> <u>840</u> |
| Side | <u>10</u> | <u>147</u> | Corner | <u>20</u> |
| Nearest Building | <u>10</u> | <u> </u> | | |

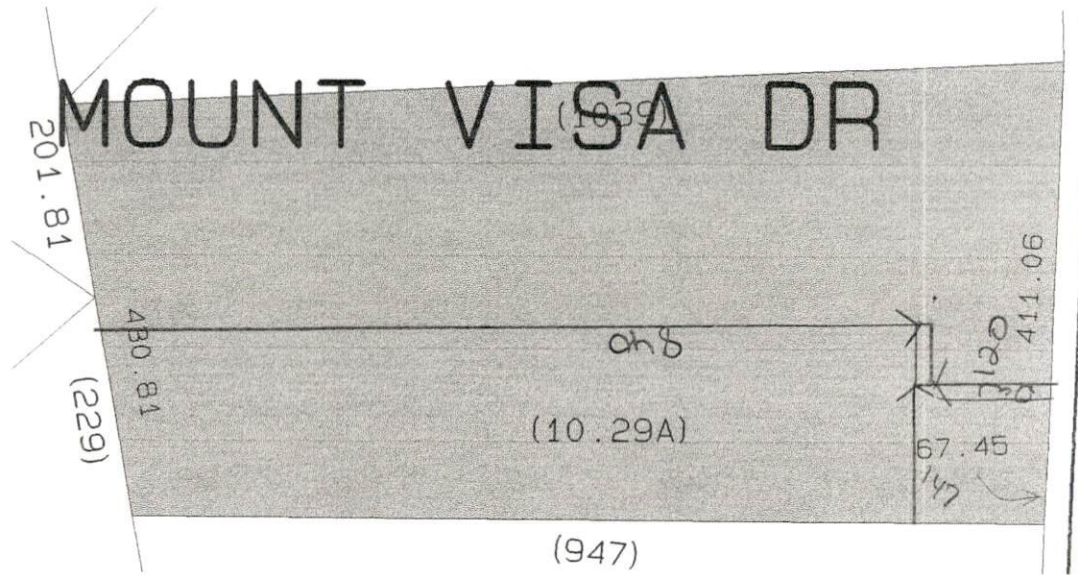
If permits are granted I agree to conform to all ordinances and the laws of the State of North Carolina regulating such work and the specifications or plans submitted. I hereby swear that the foregoing statements are accurate and correct to the best of my knowledge.

Signature of Applicant [Signature]

Date 6/19/02

#588 6-20

This application expires 6 months from the date issued if no permits have been issued



0517-34-4110.000

Scale: 1" = 200 ft

June 19, 2002

SITE PLAN APPROVAL

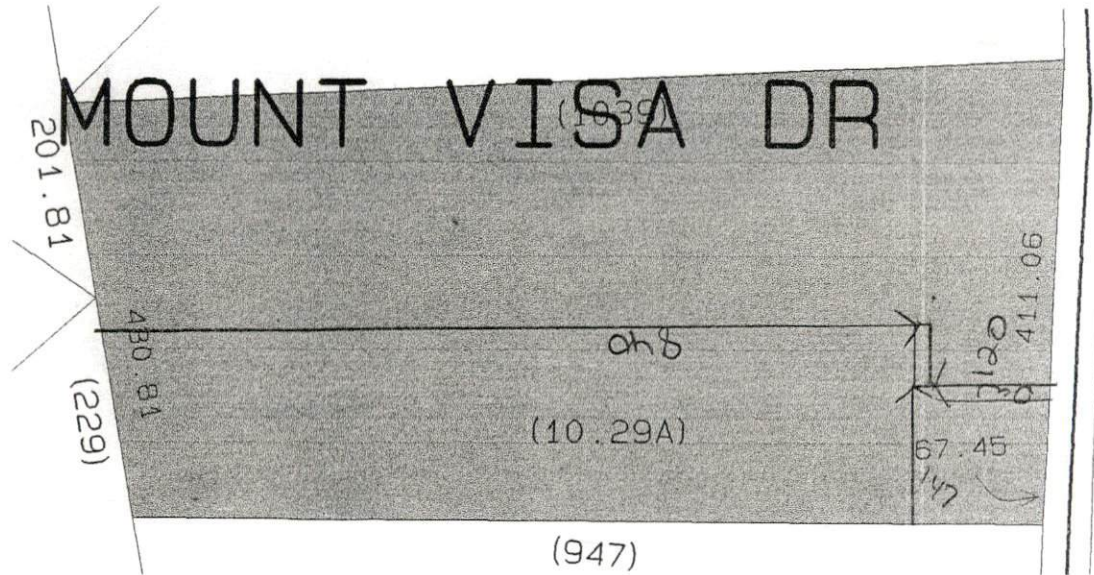
DISTRICT RAZOR USE Swm H

#BEDROOMS 2

Date 6-19-02 [Signature]
Zoning Administrator

Required Property Line Setbacks

| | Minimum | Actual |
|------------------|-----------|------------|
| Front | <u>35</u> | <u>60</u> |
| Side | <u>70</u> | <u>147</u> |
| Corner | <u>20</u> | <u>20</u> |
| Rear | <u>25</u> | <u>840</u> |
| Nearest Building | <u>10</u> | <u>10</u> |



0517-34-4110.000

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June 19, 2002

SITE PLAN APPROVAL

DISTRICT RAZOR USE Swm H

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Zoning Administrator

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| Rear | <u>25</u> | <u>840</u> |
| Nearest Building | <u>10</u> | <u>—</u> |



Handwritten text, possibly a signature or initials, written in a cursive style.

Handwritten text, possibly a name or title, written in a cursive style and underlined with two parallel lines.

This Contract May Be Prepaid in Part Or In Full At Any Time Without Penalty

STATE OF NORTH CAROLINA

COUNTY OF HARNETT

CONTRACT OF PURCHASE AND SALE

THIS CONTRACT, made and entered into this 7th day of June, 2002 by and between GLOBAL HOUSE, INC., hereinafter referred to as SELLER; and Bobby J. Sanders & Barbara Sanders, hereinafter referred to as Buyer(s);

WITNESSETH:

THAT, SELLER, hereby contracts and agrees to sell to the BUYER(S) the following described property: Lot Number 103 as shown on Map entitled "Little River Plantation, Phase II" recorded Plat Cabinet 98-394, Harnett County Registry. Also conveyed with said lots is an easement for ingress & egress known as Mt. Vista Drive and that BUYER(S) contracts and agrees to buy at the price and upon terms hereinafter set forth, the above described property.

THIS CONTRACT PAYABLE AS FOLLOWS:

| | | | |
|----------------------|-------------|------------------------------------|----------|
| Purchase Price..... | \$41,500.00 | Amount of Monthly Installments.. | \$490.00 |
| Down Payment..... | \$ 1,000.00 | Annual Percentage Rate..... | 13.5% |
| Amount Financed..... | \$40,500.00 | Number of Monthly Installments.... | 240 |


BUYER has paid the cash downpayment as shown above and agrees to pay the balance of the purchase price plus accrued interest at the rate of 13.5% per annum in 240 equal monthly installments of \$490.00. The first installment will be due on the 7th day of July, 2002, and all installments on the same day of each consecutive month thereafter until the balance is paid in full. Installments are to be made to GLOBAL HOUSE, INC., P.O. BOX 118, Sanford, NC 27331-0118. THE SELLER agrees that when ten percent of the original principal balance is paid in full, it will cause a Warranty Deed to the above described property to be delivered to the BUYER(S), free and clear of all encumbrances except Right of Way and Utility Easements, at which time BUYER will execute to SELLER a Note and Deed of Trust for the remaining balance.

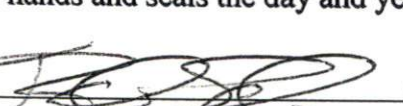
ADDITIONAL CONDITIONS:

IT IS FURTHER AGREED if the BUYER(S) default in any of the aforesaid payment and/or terms and conditions, the SELLER shall have the right to cancel this contract in its entirety and declare the total unpaid balance due. The BUYER(S) shall be notified by regular mail deposited in the United States mail to the BUYER(S)' address herein listed or currently on file, and if the entire balance is not fully paid within ten (10) days from posting date, all payments previously made shall be retained by SELLER as stipulated damages for breach of contract. In default, all previous payments shall be treated as rental payments proceeding to the magistrate for eviction.

THIS CONTRACT constitutes the entire agreement between the parties. BUYER(S) agree that no representation, oral or implied, has been made by SELLER to BUYER(s) to induce them to enter into this agreement other than those expressly herein set forth.

IN WITNESS WHEREOF, the parties hereto have set their hands and seals the day and year first above written.

BUYER:  (SEAL)
Bobby J. Sanders

BUYER:  (SEAL)
Barbara Sanders

ADDRESS: PO Box 65165, Fayetteville, NC 28306

TELEPHONE NO. 910-867-1242 SOCIAL SECURITY NO: 498-80-3823/168/40/3307

GLOBAL HOUSE, INC. 

GLOBAL HOUSE, INC.
Sanford, NC 27330

Global House, Inc.
P.O. Box 118
Sanford, NC 27331-0118
Phone (919) 776-2391

Debtor's Name and Address: Bobby J. & Barbara Sanders, PO Box 65165, Fayetteville, NC 28306

Amount of Note: \$ 40,500.00 Date of Note: June 07, 2002

SPECIAL REGULATION Z DISCLOSURES

| ANNUAL PERCENTAGE RATE The cost of your credit at a yearly rate | FINANCE CHARGE The dollar amount the credit will cost me | AMOUNT FINANCED The amount of credit provided to me or on my behalf | TOTAL OF PAYMENTS The amount I will have paid after I have made all payments as scheduled. |
|--------------------------------------------------------------------|-------------------------------------------------------------|------------------------------------------------------------------------|-----------------------------------------------------------------------------------------------|
| <u>13.5</u> % | *E\$ <u>77,100.00</u> | \$ <u>40,500.00</u> | *E\$ <u>117,600.00</u> |

MY PAYMENT WILL BE:

| Number of Payments | Amount of Payments | When payments are due |
|--------------------|--------------------|----------------------------------------------------------------------------------------------------------------------------------|
| 240 | \$490.00 | 1 st pmt due 07/07/02 & all others due on 7 th of each month until entire prin & accrued int. pd in full.. |

SECURITY: I am (we are) giving a security interest in:

Lot 103, "Little River Plantation, Phase II", PC -98-394, Harnett County Registry

I (we) have the right to receive at this time an itemization of the Amount Financed

I want an itemization I do not want an itemization

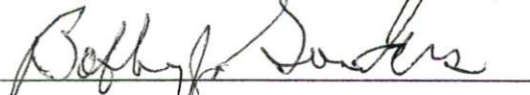
Late Charge: If a payment is late, I (we) will be charged 4% on any monthly installment not received within 15 days after the installment is due.

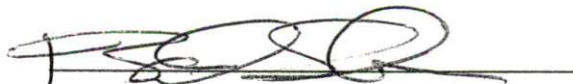
Prepayment: If I (we) pay off early, I (we) will not have to pay a penalty.

See your contract documents for any additional information about nonpayment, default, any required repayment in full before the scheduled date and prepayment refunds and penalties.

*E means an estimate

The undersigned acknowledges having read the foregoing document and having reviewed a copy of same


Bobby Sanders


Barbara Sanders

SETTLEMENT FORM

Seller: Global House, Inc.

Purchaser: Bobby J. & Barbara Sanders

Address of Property Sold: Lot 103 "Little River Plantation, Phae II." PC 98-394 Harnett County Registry

Social Security No 429-80-3823/168-40-3307 Telephone No 910-867-1242

SELLER'S STATEMENT

| Date | Credit | Charge |
|---------------------------------|--------------------|--------------------|
| June 07, 2002 | | |
| Sales Price | \$41,500.00 | |
| Mortgage | | \$40,500.00 |
| Tax Adjustment | | |
| Revenue Stamps | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| | | |
| Balance Due Seller (on deposit) | | \$ 1,000.00 |
| TOTAL | \$41,500.00 | \$41,500.00 |

John H. Kelly

BUYER'S STATEMENT

| Date | Credit | Charge |
|-------------------------------------|--------------------|--------------------|
| June 07, 2002 | | |
| Purchase Price | | \$41,500.00 |
| Earnest Money | | |
| Mortgage | \$40,500.00 | |
| Tax Adjustment | | |
| Recording Fee | | |
| | | |
| | | |
| Balance Due from Buyer (on deposit) | \$1,000.00 | |
| TOTAL | \$41,500.00 | \$41,500.00 |

Global House, Inc.

Sanford, NC 27331-0118

Global House, Inc.
P.O. Box 118
Sanford, NC 27331-0118
Phone (919) 776-2391

PRIVATE ROAD DISCLOSURE

THE UNDERSIGNED purchaser(s) hereby acknowledge(s) that they have purchased Lot Number 103 "Little River Plantation, Phase II" recorded PC-298-394, Harnett County Registry . Subdivision which abut(s) a private road which has not been constructed to minimum standards to allow its inclusion of the State Highway System for maintenance and that the cost of maintenance of said road and any other roads in said Subdivision shall be paid by the property owners and **NOT Global House, Inc.**, the seller.

This is the ——7th day of June 2002.

GLOBAL HOUSE, INC.

BY: John H. Kelly

PURCHASER(S)

Bobby J. Sanders

_ Bobby J. Sanders

Barbara Sanders

_ Barbara Sanders