

710 Crystal Spring Dr.

Initial Application Date: 10/28/05

Application # 05-50013337  
1080494

COUNTY OF HARNETT LAND USE APPLICATION  
Central Permitting 102 E. Front Street, Lillington, NC 27546 Phone: (910) 893-4759 Fax: (910) 893-2793

LANDOWNER: LDS Homes LLC Mailing Address: P.O. Box 42535 Fayetteville, NC 28309  
City: Fayetteville State: NC Zip: 28309 Phone #: 910-424-1294  
APPLICANT: Wm. Kent Pierce, Jr. Mailing Address: P.O. Box 42535 Fayetteville, NC 28309  
City: Fayetteville State: NC Zip: 28309 Phone #: 910-424-1294

PROPERTY LOCATION: SR #: 1115 SR Name: Bull Halo Lake Plat  
Address: 710 Crystal Spring Dr.  
Parcel: 03958712 0020 57 PIN: 9582-83-3325.000  
Zoning: R200K Subdivision: Coastview Estates Phase II Lot #: 215 Lot Size: .40 AC  
Flood Plain: X Panel: 0075D Watershed: X Deed Book/Page: 2025/1825 Plat Book/Page: 2004-1224

DIRECTIONS TO THE PROPERTY FROM LILLINGTON:  
(1) Cliffsides -> (2) Crystal Springs -> (3) Rollingstone  
Wet on (3)

PROPOSED USE: SIX59  
 Sg. Family Dwelling (Size 1214) # of Bedrooms 3 # Baths 2 1/2 Basement (w/wo bath) N/A Garage 20x24 Deck 12x14  
 Multi-Family Dwelling No. Units \_\_\_\_\_ No. Bedrooms/Unit \_\_\_\_\_  
 Manufactured Home (Size x) # of Bedrooms \_\_\_\_\_ Garage \_\_\_\_\_ Deck \_\_\_\_\_  
 Number of persons per household Spec  
 Business Sq. Ft. Retail Space \_\_\_\_\_ Type \_\_\_\_\_  
 Industry Sq. Ft. \_\_\_\_\_ Type \_\_\_\_\_  
 Church Seating Capacity \_\_\_\_\_ Kitchen \_\_\_\_\_  
 Home Occupation (Size x) # Rooms \_\_\_\_\_ Use \_\_\_\_\_  
Additional Information: \_\_\_\_\_  
 Accessory Building (Size x) Use \_\_\_\_\_  
 Addition to Existing Building (Size x) Use \_\_\_\_\_  
 Other \_\_\_\_\_

Included

Additional Information: \_\_\_\_\_  
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   
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   
Structures on this tract of land: Single family dwellings one Manufactured homes \_\_\_\_\_ Other (specify) \_\_\_\_\_

Required Residential Property Line Setbacks:

	Minimum	Actual
Front	<u>35</u>	<u>40</u>
Rear	<u>25</u>	<u>70</u>
Side	<u>10</u>	<u>15</u>
Corner	<u>20</u>	<u>27</u>
Nearest Building	<u>10</u>	<u>N/A</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] \_\_\_\_\_ Date 10/28/05  
Signature of Owner or Owner's Agent

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

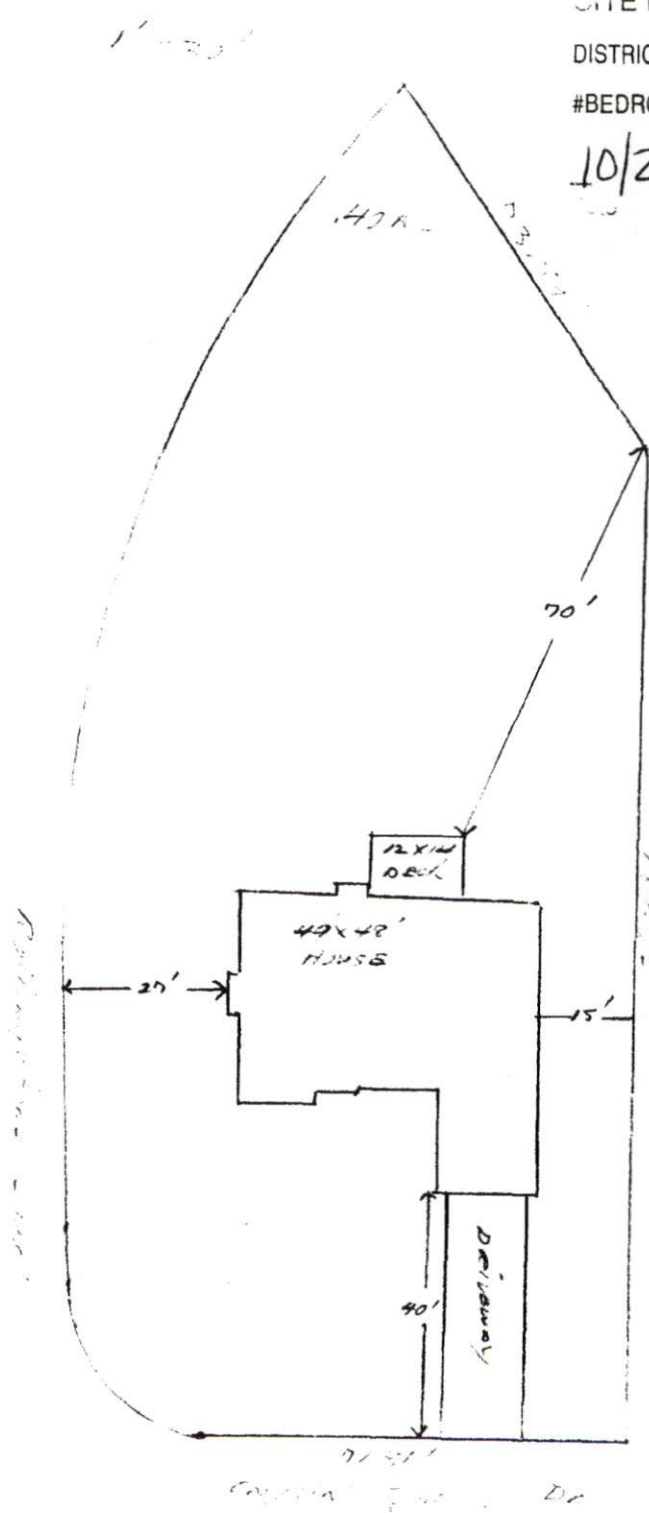
A RECORDED SURVEY PLAT AND RECORDED DEED ARE REQUIRED WHEN APPLYING FOR A LAND USE APPLICATION

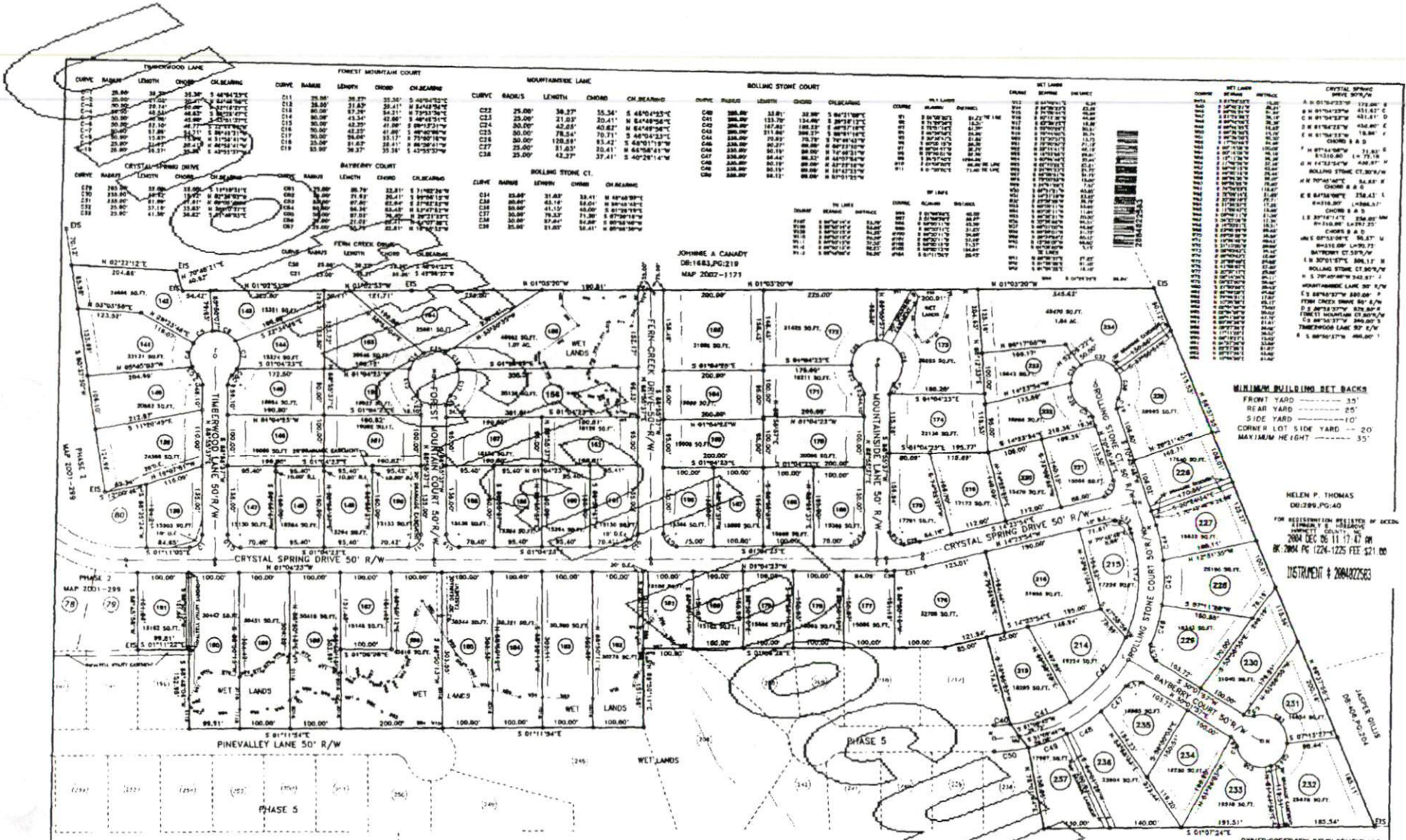
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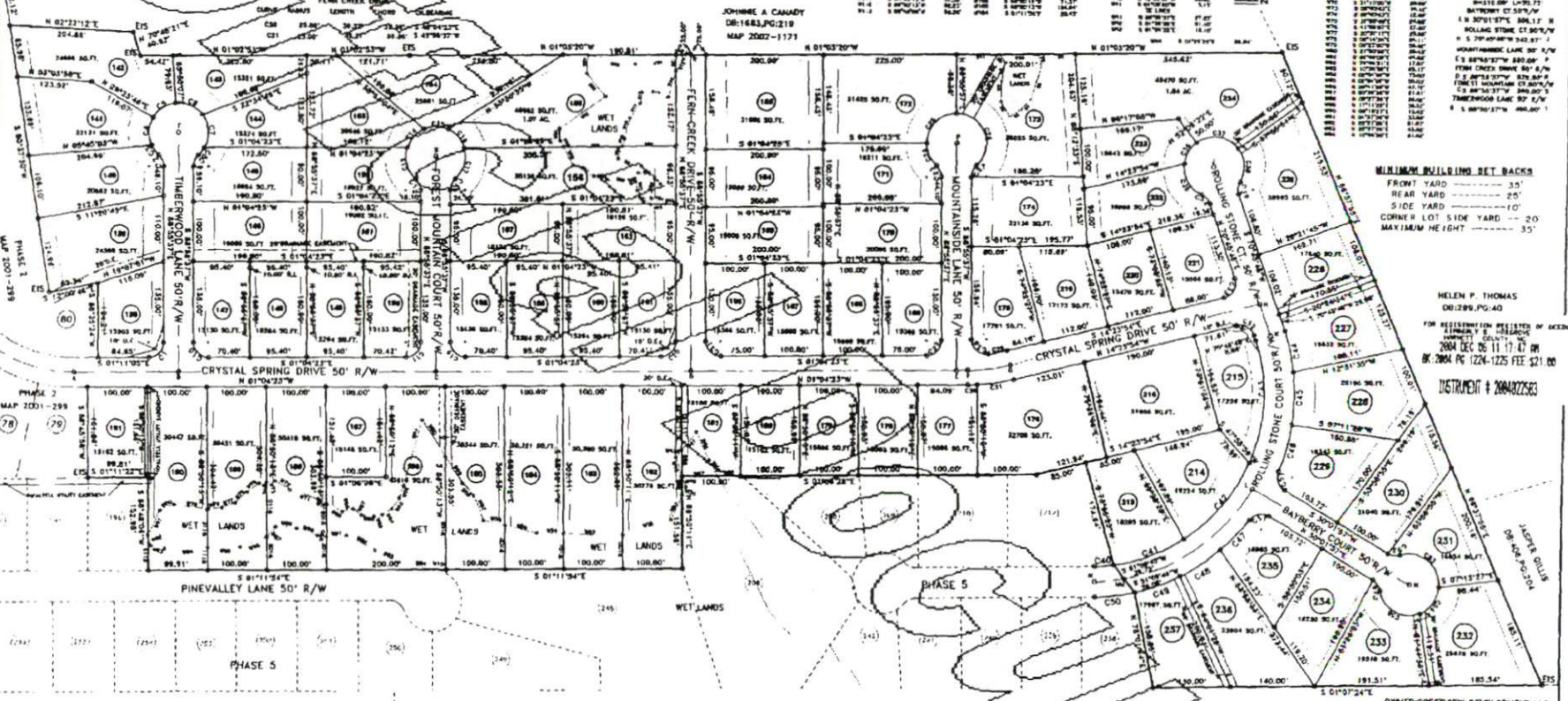
Wm. Hunt P.O.  
1111 11 2005

SITE PLAN APPROVAL  
DISTRICT RAZOR USE SFD  
#BEDROOMS 3  
10/28/05 PJR  
Zoning Administrator





THORNTON LANE				FOREST MOUNTAIN COURT				MOUNTAINSIDE LAKE				ROLLING STONE COURT			
CURVE	RADIUS	LENGTH	CHORD	CURVE	RADIUS	LENGTH	CHORD	CURVE	RADIUS	LENGTH	CHORD	CURVE	RADIUS	LENGTH	CHORD
C-1	25.00'	32.25'	35.36'	C11	25.00'	32.25'	35.36'	C22	25.00'	32.25'	35.36'	C40	200.00'	133.70'	134.00'
C-2	25.00'	32.25'	35.36'	C12	25.00'	32.25'	35.36'	C23	25.00'	32.25'	35.36'	C41	200.00'	133.70'	134.00'
C-3	25.00'	32.25'	35.36'	C13	25.00'	32.25'	35.36'	C24	25.00'	32.25'	35.36'	C42	200.00'	133.70'	134.00'
C-4	25.00'	32.25'	35.36'	C14	25.00'	32.25'	35.36'	C25	25.00'	32.25'	35.36'	C43	200.00'	133.70'	134.00'
C-5	25.00'	32.25'	35.36'	C15	25.00'	32.25'	35.36'	C26	25.00'	32.25'	35.36'	C44	200.00'	133.70'	134.00'
C-6	25.00'	32.25'	35.36'	C16	25.00'	32.25'	35.36'	C27	25.00'	32.25'	35.36'	C45	200.00'	133.70'	134.00'
C-7	25.00'	32.25'	35.36'	C17	25.00'	32.25'	35.36'	C28	25.00'	32.25'	35.36'	C46	200.00'	133.70'	134.00'
C-8	25.00'	32.25'	35.36'	C18	25.00'	32.25'	35.36'	C29	25.00'	32.25'	35.36'	C47	200.00'	133.70'	134.00'
C-9	25.00'	32.25'	35.36'	C19	25.00'	32.25'	35.36'	C30	25.00'	32.25'	35.36'	C48	200.00'	133.70'	134.00'



**LEGEND**

--- LINES NOT SURVEYED  
 --- LINES SURVEYED  
 --- EXISTING IRON PIPE  
 --- EXISTING CONCRETE MONUMENT  
 --- EXISTING IRON STAKE  
 --- EXISTING F.S.M.A.  
 --- F.S.M.A. SET  
 --- EXISTING LIGHTWOOD STAKE  
 --- IRON OF FORMALLY  
 --- BECKET OF IRON  
 --- CENTER LINE  
 --- NEW IRON STAKE  
 --- NEW IRON PIPE  
 --- EXISTING BARBED WIRE  
 --- NEW BARBED WIRE  
 --- CALCULATED POINT  
 --- EXISTING MAGNETIC MARK  
 --- NEW MAGNETIC MARK  
 --- EXISTING COTTON SPINDLE  
 --- NEW COTTON SPINDLE  
 --- CONTROL CORNER  
 --- CONVEYOR CORNER  
 --- CHORD CHORD BEARING AND DISTANCE  
 --- DRAINAGE EASEMENT  
 --- REFERENCE IRON

ELMER W. HOWARD BSC/CLM

I HEREBY CERTIFY THAT THIS RECORD PLAT COMPLIES WITH THE SUBDIVISION REGULATIONS OF HARNETT COUNTY, N.C. AND THAT THIS PLAT HAS BEEN APPROVED FOR RECORDING IN THE REGISTER OF DEEDS HARNETT COUNTY.

DATE: 12-6-04  
 PLANNING DIRECTOR: *John P. Jones*

STATE OF NORTH CAROLINA  
 COUNTY OF HARNETT  
 REVIEW OFFICER OF HARNETT COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS APPLIED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

DATE: 12-6-04  
 REVIEW OFFICER: *Shirley Bennett*

DEPARTMENT OF TRANSPORTATION  
 DIVISION OF HIGHWAYS  
 PROPOSED SUBDIVISION ROAD  
 CONSTRUCTION STANDARDS CERTIFICATION

APPROVED: *RR STOWE*  
 DISTRICT ENGINEER

DATE: 11-30-04

MAGNETIC NORTH PC F.550A

GRAPHIC SCALE - FEET

1" = 120'

120 0 120 240 360

NORTH CAROLINA  
 HARNETT COUNTY

This Map/Plat was presented for registration and recorded in this office on the 12th day of Dec 2004.

By: *Kimberly S. Harbore* Registrar of Deeds  
 Assistant/Dputy Registrar of Deeds

**BENNETT SURVEYS, INC.**  
 1662 CLARK ROAD, LILLINGTON N.C. 27546 910-893-5252

SEAL 1514  
 HARNETT COUNTY, N.C.

SURVEY FOR  
**CRESTVIEW ESTATES**  
 PHASE 4  
 BARBECUE TOWNSHIP - HARNETT COUNTY - NORTH CAROLINA  
 NOVEMBER 22, 2004

NOTICE: STREETS AND DRAINAGE EASEMENTS SHALL BE PUBLICLY DEDICATED TO NORTH CAROLINA DEPARTMENT OF TRANSPORTATION.  
 NOTE: IRONS SET AT ALL CORNERS UNLESS OTHERWISE NOTED.  
 TOTAL ACRES PHASE 4: 43.86 ACRES  
 LOTS 19A, 19B, 19C AND 19D SHALL ACCESS CRYSTAL SPRING DRIVE ONLY.  
 LOTS 155 AND 156 SHALL ACCESS TREETOP LANE ONLY.

OWNER: CRESTVIEW DEVELOPMENT, LLC  
 DEED BOOK 1175, PAGE 849

SHEET 2 OF 2 JOB NO. 0449SPH4

MAP # 2004-1224

MINIMUM BUILDING SET BACKS  
 FRONT YARD --- 35'  
 REAR YARD --- 25'  
 SIDE YARD --- 10'  
 CORNER LOT SIDE YARD --- 20'  
 MAXIMUM HEIGHT --- 35'

HELEN P. THOMAS  
 DB:289, PG:40

FOR REGISTRATION REGISTERED BY DEEDS HARNETT COUNTY, N.C.  
 2004 DEC 06 11 17 47 AM  
 BK 2004 PG 1224-1225 FEE \$21.00

INSTRUMENT # 2004-1225-03



FOR REGISTRATION REGISTER OF DEEDS  
 KIMBERLY S. HARGROVE  
 HARNETT COUNTY, NC  
 2004 DEC 29 12:30:00 PM  
 BK: 2025 PG: 025-028 FEE: \$20.00  
 NC REV STAMP: \$259.00  
 INSTRUMENT # 2004024073

03-9587-12-0020-05  
 03-9587-12-0020-42  
 " " " -46-47  
 " " " -50-51-59  
 12-28-04 BY: [Signature]

Revenue: \$ 259.00  
 Tax Lot No. Parcel Identifier No.  
 Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 2004  
 by \_\_\_\_\_

Mail after recording to ~~Grantor~~ K. DOUGLAS BARFIELD, P.A. 2929 BREEZEWOOD AVE., STE. 201  
 FAYETTEVILLE, NC 28303 FILE# 2004-1523  
 This instrument was prepared by **Lynn A. Matthews, Attorney at Law**  
 (No Title Examination or Tax Advice given)

Brief Description for the Index  
 \_\_\_\_\_

**NORTH CAROLINA GENERAL WARRANTY DEED**

THIS DEED made this 30 day of November, 2004, by and between

GRANTOR	GRANTEE
<p><b>CRESTVIEW DEVELOPMENT, LLC.</b>            a NC Limited Liability Company</p> <p>Post Office Box 727            Dunn, North Carolina 28335</p>	<p>LDS HOMES, LLC</p> <p>6824 UPPINGHAM ROAD            FAYETTEVILLE, NC 28306</p>

Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g., corporation or partnership.

The designation Grantor and Grantee as used herein shall include said parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter, as required by context.

WITNESSETH, that the Grantor, for a valuable consideration paid by the Grantee, the receipt of which is hereby acknowledged, has and by these presents does grant, bargain, sell and convey unto the Grantee in fee simple, all that certain lot or parcel of land situated in or near the City of SANFORD, Barbecue Township, Harnett County, North Carolina and more particularly described as follows:

SEE EXHIBIT "A"

This property is also conveyed subject to all of those terms and conditions set forth in those restrictive covenants recorded in Book 2017, Page 363, Harnett County Registry which are by reference incorporated herein and made a part of this conveyance.