

Initial Application Date: 12/6/05

Applicant 0550013660
1106813 BA 13

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting

102 E. Front Street, Lillington, NC 27546

Phone: (910) 893-4759

Fax: (910) 893-2793

LANDOWNER: Stonecross LLC Mailing Address: 1201 N. Orange St
City: Wilmington State: DE Zip: 19801 Phone #: _____

APPLICANT: Caviness Land Development Mailing Address: 2818 Rafe Rd Ste. 200
City: Fayetteville State: NC Zip: 28503 Phone #: 910 481 0503

PROPERTY LOCATION: SR #: 1120 SR Name: Overhills Rd
Parcel: 01053514 0100 24 PIN: _____
Zoning: RA 202 Subdivision: Stonecross Lot #: 50 Lot Size: .47
Flood Plain: X Parcel: 155 Watershed: DIA Deed Book/Page: 1284 | 8A1 Plat Book/Page: 2005/953

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: HWY 210 (S) TOWARDS SPRING LAKE. TAKE (R) ON RAY RD. TURN (R) ON OVERHILLS, TURN (L) INTO STONECROSS

PROPOSED USE:

Sg. Family Dwelling (Size 40 x 50) # of Bedrooms 3 # Baths 2.5 Basement (w/wo bath) — Garage 2 car Deck Yes 12x14
 Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____
 Manufactured Home (Size _____ x _____) # of Bedrooms _____ Garage _____ Deck _____
Comments: Included

Number of persons per household SPEC
 Business Sq. Ft. Retail Space _____ Type _____
 Industry Sq. Ft. _____ Type _____
 Home Occupation (Size _____ x _____) # Rooms _____ Use _____
 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 1 prop Manufactured homes _____ Other (specify) _____

roperty 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>36.5</u>	Rear	<u>25'</u>	<u>177'</u>
Side	<u>10</u>	<u>14.5</u>	Corner	<u>20'</u>	<u>26</u>
Nearest Building	<u>—</u>	<u>—</u>			

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]
Signature of Owner or Owner's Agent

12/6/05
Date

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

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

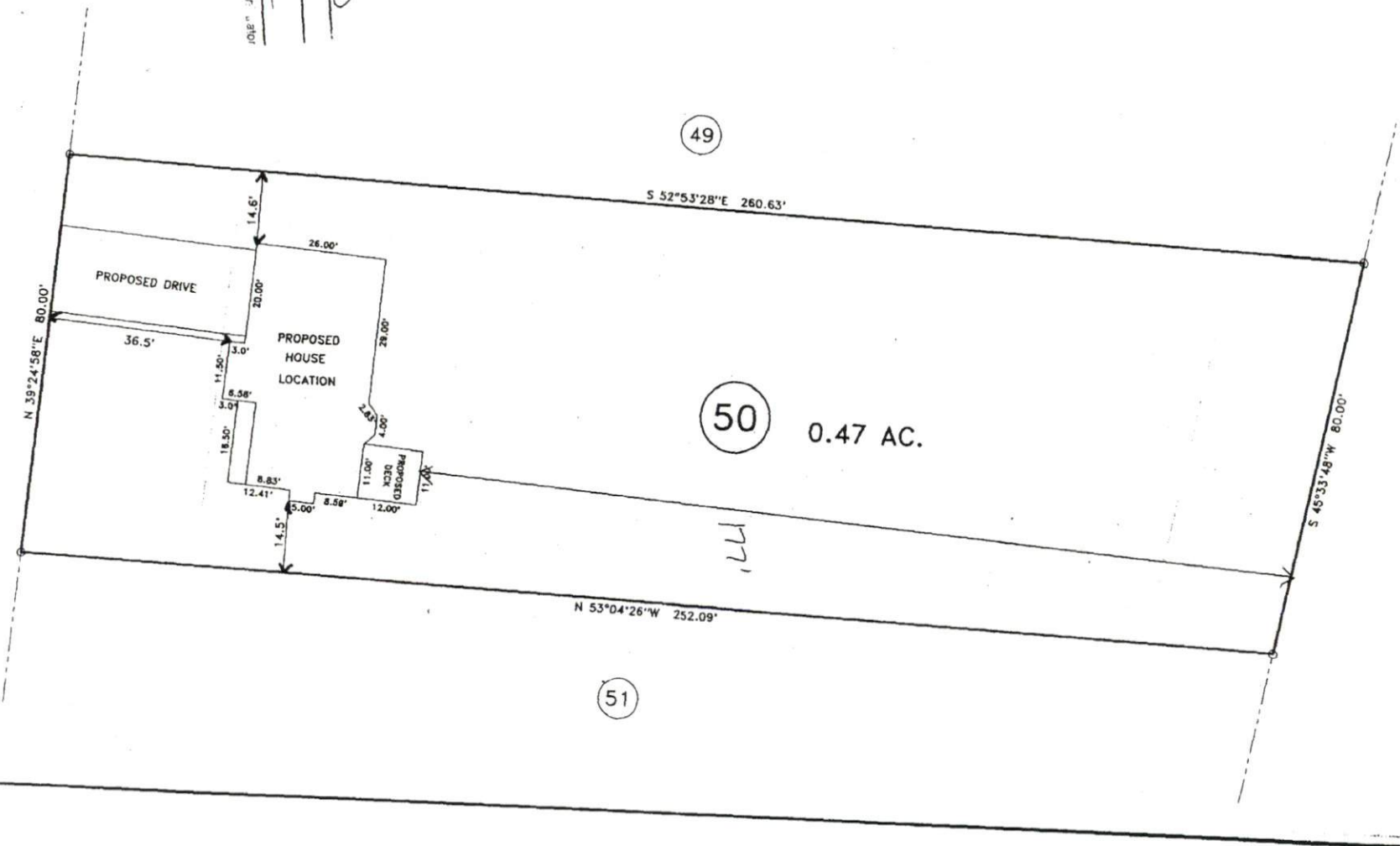
12/9/05

MAP REFERENCE: MAP MO. 2005-953

PLAN APPROV. _____
DISTRICT R20 USE SPD
BEDROOMS 3
12/1/05 RR
Zoning Admin. _____

1-80

"COBBLESTONE DRIVE" 50' R/W



49

50 0.47 AC.

51

NOTES

PROPERTY ZONED RA2OR
TAX ID 00315-30-4536
PIN 001-0535-0100-92

THIS PROPERTY IS NOT LOCATED WITHIN
A FLOOD HAZARD AREA,
F.E.M.A. MAP H37085C100 D
ZONE X

REVIEW OFFICER'S CERTIFICATE
STATE OF NORTH CAROLINA
COUNTY OF HARNETT
I, Shirley Beut
REVIEW OFFICER OF _____ COUNTY/TOWNSHIP,
CERTIFY THAT THE MAP OR PLAN TO WHICH THIS CERTIFICATION
IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.
Shirley Beut
REVIEW OFFICER
11-14-05

THE LOTS ON THIS PLAN HAVE BEEN EVALUATED BY A PRIVATE
CONSULTANT. BASED ON THIS REVIEW, IT APPEARS THAT THE LOTS ON
THIS PLAN MEET APPROPRIATE REGULATIONS. NOTE THAT FINAL
APPROVAL FOR EACH LOT REQUIRES ISSUANCE OF THE APPROPRIATE
HARNETT COUNTY HEALTH DEPARTMENT PERMITS FOR SPECIFIC USE
AND SITING IN ACCORDANCE WITH REGULATIONS IN FORCE AT THE
TIME OF PERMITTING. THIS CERTIFICATION DOES NOT REPRESENT
APPROVAL OR A PENALTY FOR ANY OTHER WORK.
11/10/05
DATE
ENVIRONMENTAL HEALTH
I HEREBY CERTIFY THAT THIS RECORD PLAN COMPLIES WITH THE
SUBDIVISION REGULATIONS OF HARNETT COUNTY, NC AND THAT
SITING HAS BEEN APPROVED FOR RECORDING IN THE REGISTER
OF DEEDS IN HARNETT COUNTY.
11/10/05
DATE
J. P. G. G. G.
REGISTERING STATIONER

CURVE RADII LENGTH DELTA CHORD CH-BEARING

C-1	304.00	137.88	23°28'13"	136.70	S 46°18'11"E
C-2	304.00	137.88	23°28'13"	136.70	S 46°18'11"E
C-3	225.00	93.84	3°55'38"	70.83	S 63°16'37"E
C-4	225.00	93.84	3°55'38"	70.83	S 63°16'37"E
C-5	302.00	75.18	15°07'22"	76.50	S 08°58'31"E
C-6	300.00	87.23	2°14'25"	87.23	S 01°17'37"W
C-7	278.00	80.58	18°52'07"	82.24	S 43°29'18"E
C-8	250.00	38.23	89°54'04"	35.32	N 83°11'15"E
C-9	250.00	45.17	103°28'40"	39.28	S 13°50'26"E
C-10	300.00	40.08	11°29'04"	40.08	S 70°51'16"E
C-11	202.00	82.81	63°51'37"	81.20	N 71°20'42"E
C-12	15.00	21.03	44°17'23"	20.41	N 51°19'12"E
C-13	30.00	65.71	79°53'01"	64.20	N 51°10'24"E
C-14	30.00	41.19	47°08'23"	40.07	S 85°18'11"E
C-15	30.00	41.19	47°08'23"	40.07	S 85°18'11"E
C-16	30.00	41.19	47°08'23"	40.07	S 85°18'11"E
C-17	30.00	41.19	47°08'23"	40.07	S 85°18'11"E
C-18	30.00	48.02	35°01'30"	46.19	S 80°25'31"W
C-19	75.00	21.03	48°17'22"	20.41	S 63°50'35"W
C-20	230.00	1.04	0°14'17"	1.04	S 39°32'08"W
C-21	230.00	80.35	18°28'30"	80.02	S 48°11'33"W
C-22	230.00	32.81	48°17'22"	31.94	S 62°32'55"W
C-23	85.00	32.38	74°12'02"	30.16	S 29°37'51"W
C-24	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-25	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-26	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-27	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-28	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-29	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-30	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-31	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-32	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-33	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-34	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-35	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-36	225.00	73.11	12°53'18"	72.95	S 01°21'28"E
C-37	225.00	73.11	12°53'18"	72.95	S 01°21'28"E



- LEGEND
- CMS - CONCRETE MONUMENT SET
 - ECM - EXISTING CONCRETE MONUMENT
 - EIP - EXISTING IRON PIPE
 - EIS - EXISTING IRON STAKE
 - ESB - EXISTING RAILROAD SPIKE
 - EMK - EXISTING NY NAIL
 - EX - EXISTING NAIL
 - IS - IRON STAKE SET
 - IPS - IRON PIPE SET
 - ISS - IRON STAKE SET
 - RSS - RAILROAD SPIKE SET
 - NS - NAIL SET
 - R/W - RIGHT OF WAY
 - D.B. - DEED BOOK
 - B.M. - BOOK OF MAPS
 - CL - CENTERLINE
 - MBL - MINIMUM BUILDING SETBACK LIMIT
 - BB - BACKSET
 - EP - EDGE OF PAVEMENT
 - BC - BACK OF CURB
 - M - MANHOLE
 - UP - UTILITY POLE

REFERENCES
D.B. 1284 PG. 841
D.C. S.L. 035-575-C
MAP 12000-1299
D.B. 886 PG. 230
OTHERS AS SHOWN

ROAD NAMES HAVE BEEN
REVIEWED AND APPROVED
BY E-911
Approved By: Ward
Date: 11/10/05

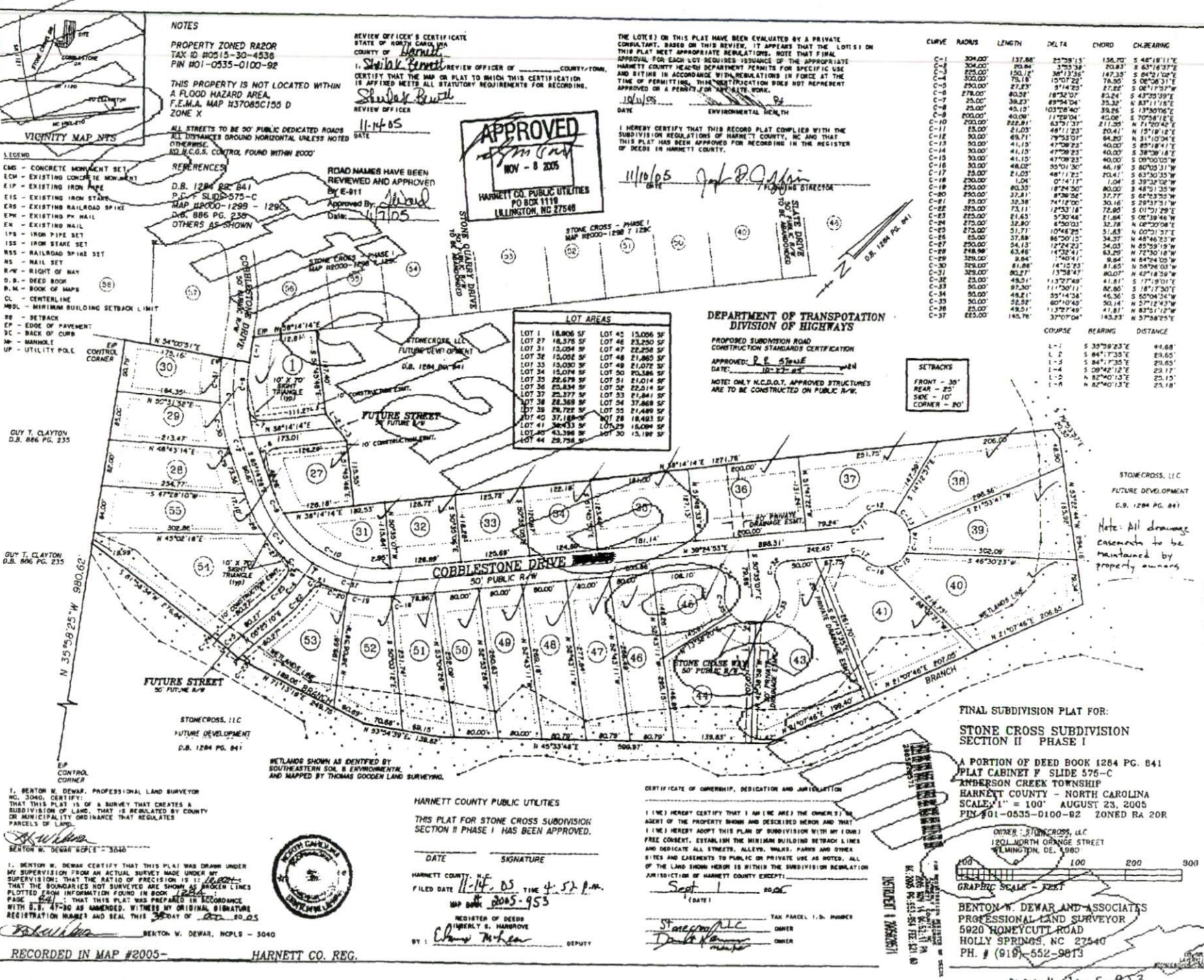
LOT AREAS

LOT 1	18,806 SF	LOT 42	13,006 SF
LOT 27	16,378 SF	LOT 46	23,250 SF
LOT 31	13,004 SF	LOT 47	22,258 SF
LOT 32	15,002 SF	LOT 48	21,865 SF
LOT 33	13,000 SF	LOT 49	21,072 SF
LOT 34	15,019 SF	LOT 50	20,386 SF
LOT 35	22,619 SF	LOT 51	21,018 SF
LOT 36	25,834 SF	LOT 52	22,514 SF
LOT 37	25,377 SF	LOT 53	21,841 SF
LOT 38	28,369 SF	LOT 54	37,868 SF
LOT 39	28,722 SF	LOT 55	21,480 SF
LOT 40	37,188 SF	LOT 56	18,493 SF
LOT 41	30,653 SF	LOT 57	15,009 SF
LOT 42	43,396 SF	LOT 58	15,198 SF
LOT 44	29,738 SF		

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION
APPROVED: P. E. STONE
DATE: 10-22-05
NOTE: ONLY M.C.D.O.T. APPROVED STRUCTURES
ARE TO BE CONSTRUCTED ON PUBLIC R/W.

SETBACKS
FRONT - 35'
REAR - 25'
SIDE - 10'
CORNER - 20'

Note: All drainage
casements to be
maintained by
property owners.



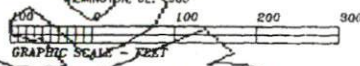
I, BENTON W. DEWAR, PROFESSIONAL LAND SURVEYOR
NO. 3040, CERTIFY:
THAT THIS PLAN IS OF A SURVEY THAT CREATES A
SUBDIVISION OF LAND, THAT IS REGULATED BY COUNTY
OR MUNICIPALITY ORDINANCE THAT REGULATES
PARCELS OF LAND.
Benton W. Dewar
BENTON W. DEWAR, NPLS - 3040
I, BENTON W. DEWAR CERTIFY THAT THIS PLAN WAS DRAWN UNDER
MY SUPERVISION FROM AN ACTUAL SURVEY MADE UNDER MY
SUPERVISION; THAT THE RATIO OF PRECISION IS 1:10,000;
THAT THE BOUNDARIES NOT SURVEYED ARE SHOWN AS DOTTED LINES
PLOTTED FROM INFORMATION FOUND IN BOOK 1284 PAGE
841; THAT THIS PLAN WAS PREPARED IN ACCORDANCE
WITH G.S. 47-30 AS AMENDED, WITH MY ORIGINAL SIGNATURE
REGISTRATION NUMBER AND SEAL THIS 20 DAY OF NOV 20 05
Benton W. Dewar BENTON W. DEWAR, NPLS - 3040



HARNETT COUNTY PUBLIC UTILITIES
THIS PLAN FOR STONE CROSS SUBDIVISION
SECTION II PHASE I HAS BEEN APPROVED.
DATE SIGNATURE
HARNETT COUNTY, NC
FILED DATE 11-14-05 TIME 4:52 P.M.
MAP BOOK 2005-953
REGISTER OF DEEDS
DEBBY S. HARRIS
BY: Cherry McKen DEPUTY

CERTIFICATE OF OWNERSHIP, DEDICATION AND JURATIFICATION
I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OR
AGENT OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT
I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY (OUR)
FREE CONSENT, ESTABLISH THE MINIMUM BUILDING SETBACK LINES
AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS AND OTHER
SITES AND CASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED. ALL
OF THE LAND SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION
JURISDICTION OF HARNETT COUNTY EXCEPT:
Stonecross, LLC
Dale K. Stone
TAX PARCEL I.D. NUMBER
OWNER
OWNER

FINAL SUBDIVISION PLAN FOR:
STONE CROSS SUBDIVISION
SECTION II PHASE I
A PORTION OF DEED BOOK 1284 PG. 841
PLAT CABINET F SLIDE 576-C
ANDERSON CREEK TOWNSHIP
HARNETT COUNTY - NORTH CAROLINA
SCALE 1" = 100' AUGUST 23, 2005
PIN 001-0535-0100-92 ZONED RA 20R
OWNER: STONECROSS, LLC
1301 NORTH ORANGE STREET
WELLSVILLE, DE 18090
BENTON W. DEWAR AND ASSOCIATES
PROFESSIONAL LAND SURVEYOR
5920 HONEYCUTT ROAD
HOLLY SPRINGS, NC 27540
PH. # (919)-552-9875



RECORDED IN MAP #2005- HARNETT CO. REG.

MAP 4 2005 953

565600

200012316

HARNETT COUNTY NC

08/23/2000
\$414.00



Real Estate
Excise Tax

HARNETT COUNTY NC
Book 1435
Pages 0493-0494

FILED 2 PAGE(S)
08/23/2000 10:39 AM
KIMBERLY S. HARGROVE
Register of Deeds

Excise Tax

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No. _____
Verified by _____ County on the _____ day of _____
by _____

Mail after recording to McCoy Weaver Wiggins, Cleveland & Raper, 202 Fairway Drive, Fayetteville, NC 28305

This instrument was prepared by McCoy Weaver Wiggins, Cleveland & Raper, 202 Fairway Drive, Fayetteville, NC 28305

Brief description for the Index
LT 61.11 acres +/-

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 21st day of August, 2000, by and between

GRANTOR

GRANTEE

The Cross Development Group, Inc.
6615 Cherry Hill Parkway
Ft. Wayne, IN 46835

Stone Cross, LLC
300 Delaware Ave
Wilmington, DE 19801

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 the City of Spring Lake Township, Harnett County, North Carolina and more particularly described as follows:

Being all of that property as shown on plat recorded in plat cabinet F, slide 575C, Harnett County Registry, less and excepting all those lots in Stone Cross Subdivision as recorded on plats in Harnett Registry. Such plats include, but are not limited to, plats recorded in plat cabinet 2000, slide 129B; cabinet 99, slide 84B; cabinet 99, slide 86B; cabinet 2000, slide 129C; cabinet 99, slide 86C; cabinet 99, slide 84C; cabinet 2000, slide 129A; cabinet 99, slide 86A; cabinet 99, slide 84A; cabinet 2000, slide 129; cabinet 99, slide 86; and cabinet 99, slide 84, all of the Harnett County Registry and being approximately 60.68 acres more or less.

HARNETT COUNTY TAX ID #
01-0535-0100-92
Date _____ BY _____

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