

Initial Application Date: 5/9/2006

Application # 00-50014821  
1195664

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

LANDOWNER: A3D Properties Mailing Address: 1010 Dawns Church Rd  
City: Fuquay Varina State: NC Zip: 27036 Phone #: \_\_\_\_\_  
APPLICANT: Comfort Home Inc. Mailing Address: P.O. Box 369  
City: Clayton State: NC Zip: 27520 Phone #: (919) 553-3242

PROPERTY LOCATION: SR #: 1412 SR Name: Christian Light Rd.  
Address: 155 Rocky Point Court Fuquay-Varina, NC 27526  
Parcel: 0806 44001763 PIN: 0644-36-7686 000  
Zoning: R-A-30 Subdivision: Forest Trails Lot #: 37 Lot Size: 0.466 acres  
Flood Plain: X Panel: 0010 Watershed: IV Deed Book/Page: 1520/454 Plat Book/Page: 2000/1051

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 North Left on Christian Light Rd. Right on Kingsbrook Circle (R) on wild oaks Ct lot on left on corner of wild oaks and Rocky Point. Driveway is off of Rocky Point

PROPOSED USE:

- Sg. Family Dwelling (Size 40' x 58') # of Bedrooms 3 # Baths 2 1/2 Basement (w/wo bath) N/A Garage Yes Deck Yes
- 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 \_\_\_\_\_

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 1 Manufactured homes \_\_\_\_\_ Other (specify) \_\_\_\_\_

Required Residential Property Line Setbacks:

|                  | Minimum | Actual             |
|------------------|---------|--------------------|
| Front            | 35      | 40'                |
| Rear             | 25      | 140'               |
| Side             | 10      | 13'                |
| Corner           | 20      | <del>20'</del> 23' |
| Nearest Building | 10      | N/A                |

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.

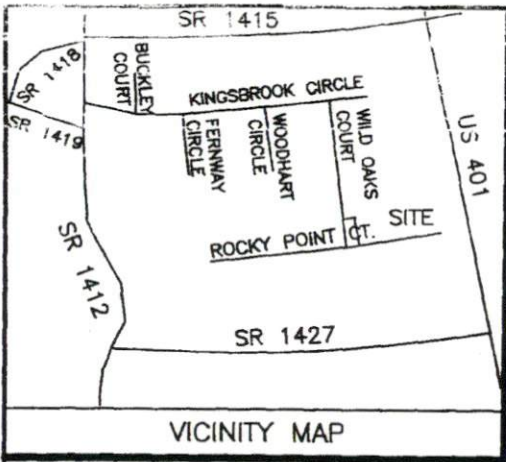
Shannon Butler  
Signature of Owner or Owner's Agent

4-20-06  
Date

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

5/11 N

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



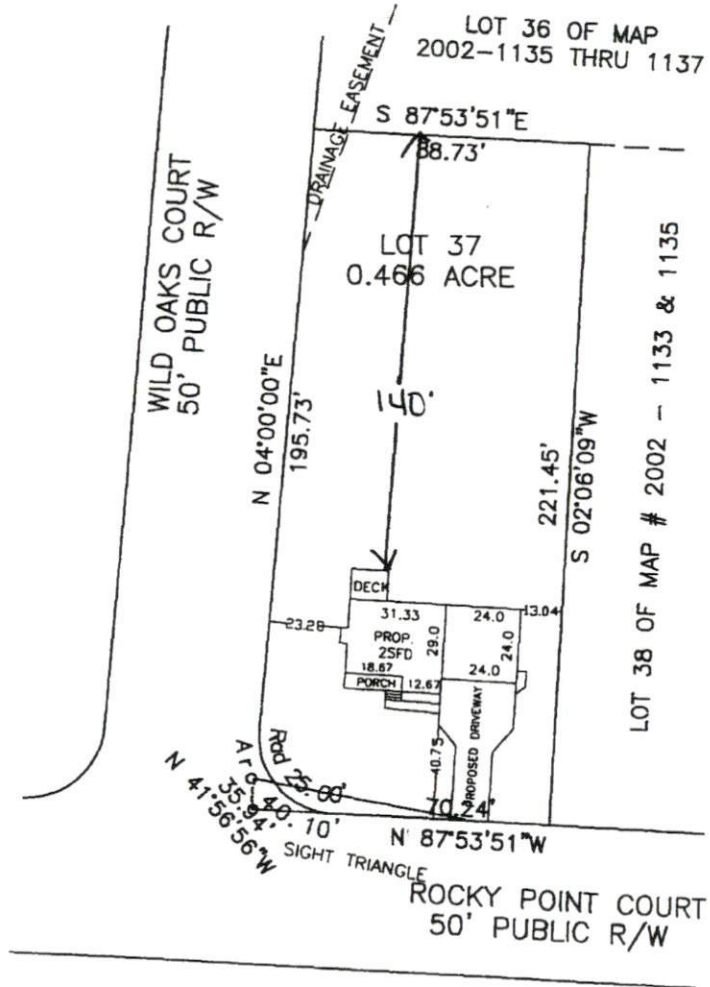
- NOTE: BEING LOT 37 OF FOREST TRAILS SUBDIVISION, PHASE TWO RECORDED IN MAP NUMBER 2005 -649 & 651.
- NOTE: AREA COMPUTED BY COORDINATE METHOD.
- NOTE: NO COGS MONUMENT WITHIN 2000'.
- NOTE: A 15' CONSTRUCTION EASEMENT SHALL BE RESERVED ON BOTH SIDES OF ALL PROPOSED STREETS.

**PLOT 1  
COMFOR  
HECTORS CR.  
HARNETT  
NORTH (**

IMPERVIOUS SURFACE COVERAGE  
 1496 SQ.FT. - PROPOSED HOUSE & GARAGE  
 90 SQ.FT. - PROPOSED WALK & STEPS  
 792 SQ.FT. - PROPOSED DRIVEWAY  
 2378 TOTAL SQ.FT. - PROPOSED COVERAGE  
 3017.5 SQ.FT. - ALLOWABLE COVERAGE  
 639.5 SQ.FT. - AVAILABLE COVERAGE

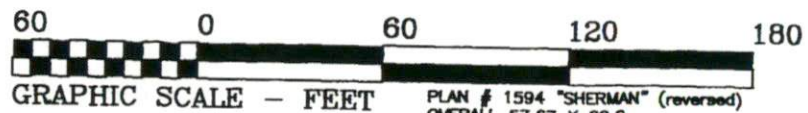
PRELIMINARY PLAT- NOT FOR RECORDATION,  
 CONVEYANCES, OR SALES.

NOTE: THIS PROPERTY IS SUBJECT TO  
 EASEMENTS AND RESTRICTIONS OF RECORD.



**SITE PLAN APPROVAL**  
 DISTRICT B-30 USE SFD  
3 BEDROOMS  
*Blaise A. Duggins*  
 Planning Admin.

**WILLIAMS - PEARCE & ASSOC., P.A.**  
 P. O. BOX 892  
 ZEBULON, N. C.  
 PHONE: 269-9605



DRAW  
 CHEC  
 DATE  
 SCAL  
 JOB:  
 FB:



Umo

FOR REGISTRATION REGISTER OF DEEDS  
KIMBERLY S. HARRIS  
HARNETT COUNTY, NC  
2001 AUG 03 04:47:11 PM  
BK: 1828 PG: 482-484 FEE: \$10.00  
INSTRUMENT # 2001013888

Recording Time, Book and Page

Tax Lot No. \_\_\_\_\_ Parcel Identifier No. 08-0653-0115-01

Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_

by \_\_\_\_\_

Mail after recording to A & D Properties, 6212 Rawls Church Road, Fuquay-Varina, NC 27526

This instrument was prepared by William M. Pope, Attorney at Law

Brief description for the index 18.421 Acres, Tract C, Map No. 2001-823

### NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this \_\_\_\_\_ 1st day of August, 2001, by and between

**GRANTOR**

Horace L. Ausley and wife,  
Hilda W. Ausley

6794 Christian Light Road  
Fuquay-Varina, NC 27526

**GRANTEE**

A & D Properties, a N.C.  
General Partnership

6212 Rawls Church Road  
Fuquay-Varina, NC 27526

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 n/a Hectors Creek Township, Harnett County, North Carolina and more particularly described as follows:

BEING all of Lot No. C containing 18.421 acres, more or less as shown on map of survey entitled "Lot Recombination - Survey for: A & D Properties" dated June 1, 2001 drawn by Stancil & Associates, Professional Land Surveyor, P.A., and recorded as Map No. 2001-823, Harnett County Registry, reference to which is hereby made for greater accuracy of description.

This being out of that property conveyed from Irvin A. Ausley et ux to Horace L. Ausley by warranty deed (grantors reserved life estate) recorded in Deed Book 628, Page 952, Harnett County Registry. For further reference see: 90 E 254; 81 E 302, Harnett County Registry.

HARNETT COUNTY TAX ID #

08-0653-0115-01

8/3/01 by [signature]