

Initial Application Date: 5/9/06

Application # 00-5004854
1195691

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

LANDOWNER: A & D Properties Mailing Address: 1012 Pawns Church Rd
City: Fuquay Varina State: NC Zip: 27520 Phone #: _____
APPLICANT: Comfort Home Inc. Mailing Address: PO Box 369
City: Clayton State: NC Zip: 27528 Phone #: (919) 553-3242

PROPERTY LOCATION: SR #: 1412 SR Name: Christian Light Rd.
Address: 11 Rocky Point Court Fuquay-Varina NC 27526
Parcel: 060644001772 PIN: 0644-26-8568-000

Zoning: R-A-30 Subdivision: Forest Trails Lot #: 63 Lot Size: 0.462
Flood Plain: X Panel: 0010 Watershed: IV Deed Book/Page: 10010454 Plat Book/Page: 20011049

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 North Left on Christian Light Rd.
Right on Kingsbrook Circle Right Wild Oaks Court. Right on Rocky Point Ct.
Lot @ cul-de-sac.

PROPOSED USE:
 Sg. Family Dwelling (Size 42' x 27') # of Bedrooms 3 # Baths 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	<u>35</u>	<u>75</u>
Rear	<u>25</u>	<u>49</u>
Side	<u>10</u>	<u>11</u>
Corner	<u>20</u>	<u>N/A</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.

Shumens Butler
Signature of Owner or Owner's Agent

4-24-06
Date

5/11 N

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

- NOTE: BEING LOT 63 OF FOREST TRAILS SUBDIVISION, PHASE TWO RECORDED IN MAP NUMBER 2005 -649 & 651.
- NOTE: AREA COMPUTED BY COORDINATE METHOD.
- NOTE: NO NCGS MONUMENT WITHIN 2000'.
- NOTE: A 15' CONSTRUCTION EASEMENT SHALL BE RESERVED ON BOTH SIDES OF ALL PROPOSED STREETS.

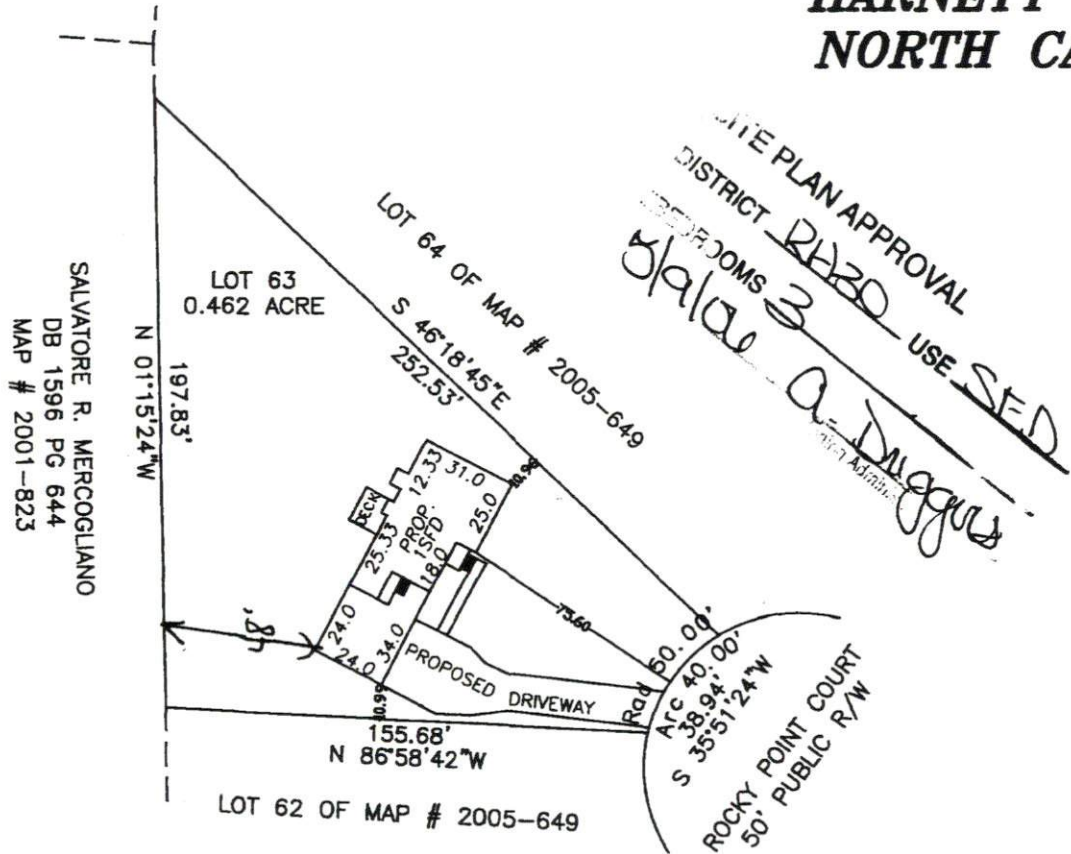
PLOT PLAN FOR COMFORT HOMES HECTORS CREEK TOWNSHIP HARNETT COUNTY NORTH CAROLINA

US 401

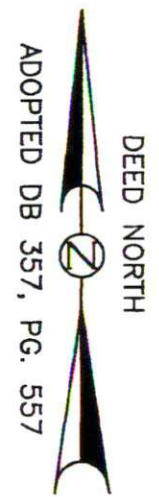
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 RDATION,

 TO
 RECORD.



SITE PLAN APPROVAL
 DISTRICT R-20 USE SED
 BEDROOMS 3
Blair A. Duggins
 City Administrator



ASSOC., P.A.



GRAPHIC SCALE - FEET
 PLAN # 1342 "DON"
 OVERALL 77.0 X 35.0

DRAWN BY: CTP & BGW
 CHECKED BY: CTP
 DATE: 04-12-2006
 SCALE: 1" = 60'
 JOB: BGW1006 CF
 FB:

UNRECORDED

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY, NC
2001 AUG 02 04:47 11 PM
BK 1828 PG 184-185 FEE \$10.00
INSTRUMENT # 2001013684

Excise Tax _____ 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]