

24-B CS
"Cape"

Initial Application Date: 8/30/06

Application # 0650015674

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-4759 Fax: (910) 893-2793 www.harnett.org

LANDOWNER: JBC Developers, Inc. Mailing Address: 121 Green Forest Circle
City: Dunn State: NC Zip: 28334 Phone #: (910) 897-8811

APPLICANT: (same as above) Mailing Address: _____
City: _____ State: _____ Zip: _____ Phone #: _____

PROPERTY LOCATION: SR #: 1201 SR Name: Ponderosa
Parcel: 099567 0006 02 PIN: 9556-89-6483.000

Zoning: RA-20R Subdivision: Carolina Seasons Lot #: 24-B Lot Size: .88
Flood Plain: X Panel: 75 Watershed: N/A Deed Book/Page: 2253/419 Plat Book/Page: PC #E/98C

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: Carolina Season -> straight toward
back lot on left.

PROPOSED USE:

- SFD (Size 55 x 40) # Bedrooms 3 # Baths 2.5 Basement (w/wo bath) N/A Garage Incl. Deck Incl. Crawl Space Slab
- 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 **Environmental Health Site Visit Date:** _____

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 prop Manufactured homes Other (specify) _____

Required Residential Property Line Setbacks:	Minimum	Actual
Front	35	40
Rear	25	156 133
Side	10	22
Corner	20	/
Nearest Building	10	/

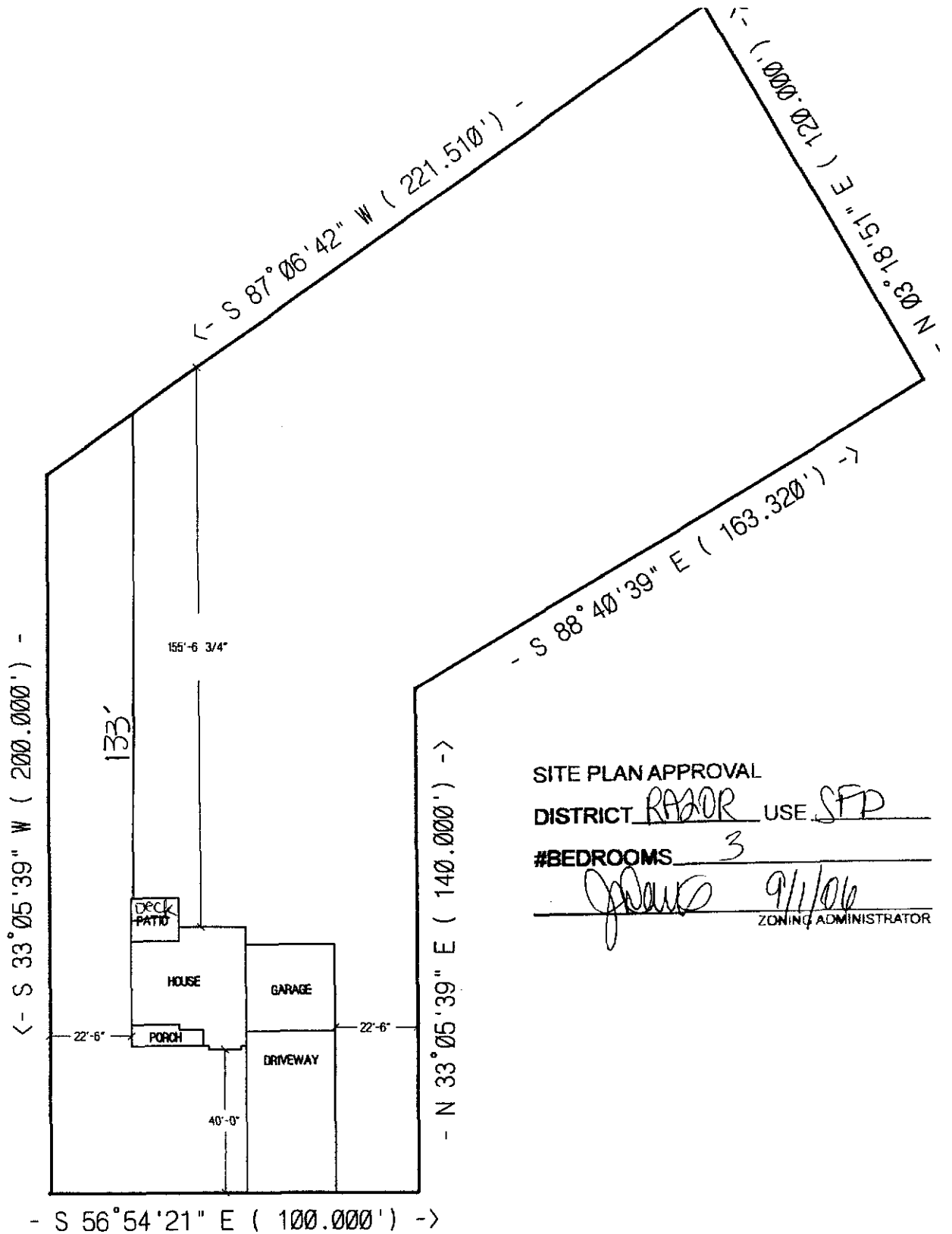
If permits are granted I agree to conform to all ordinances and the laws of the State of North Carolina regulating such work and the specifications or plans submitted. I hereby swear that the foregoing statements are accurate and correct to the best of my knowledge.

Natani Price
Signature of Owner or Owner's Agent

8/30/06
Date

****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



SITE PLAN APPROVAL
 DISTRICT RAZOR USE SFP
 #BEDROOMS 3
[Signature] 9/1/06
 ZONING ADMINISTRATOR

PONDEROSA TRAIL
 JBC DEVELOPERS INC.
 THE CAPE
 LOT #24 CAROLINA SEASONS
 SCALE: 1"=40'

OWNER NAME: JBC Developers, Inc.

APPLICATION #: 00-500151074

This application to be filled out only when applying for a new septic system.

County Health Department Application for Improvement Permit and/or Authorization to Construct

IF THE INFORMATION IN THIS APPLICATION IS FALSIFIED, CHANGED, OR THE SITE IS ALTERED, THEN THE IMPROVEMENT PERMIT OR AUTHORIZATION TO CONSTRUCT SHALL BECOME INVALID. The permit is valid for either 60 months or without expiration depending upon documentation submitted. (complete site plan = 60 months; complete plat = without expiration)

DEVELOPMENT INFORMATION

- New single family residence
- Expansion of existing system
- Repair to malfunctioning sewage disposal system
- Non-residential type of structure

WATER SUPPLY

- New well
- Existing well
- Community well
- Public water
- Spring

Are there any existing wells, springs, or existing waterlines on this property? yes no unknown

SEPTIC

If applying for authorization to construct please indicate desired system type(s): can be ranked in order of preference, must choose one.

- Accepted Innovative
- Alternative Other
- Conventional Any

The applicant shall notify the local health department upon submittal of this application if any of the following apply to the property in question. If the answer is "yes", applicant must attach supporting documentation.

- YES NO Does The Site Contain Any Jurisdictional Wetlands?
- YES NO Does The Site Contain Any Existing Wastewater Systems?
- YES NO Is Any Wastewater Going To Be Generated On The Site Other Than Domestic Sewage?
- YES NO Is The Site Subject To Approval By Any Other Public Agency?
- YES NO Are There Any Easements Or Right Of Ways On This Property?

I Have Read This Application And Certify That The Information Provided Herein Is True, Complete And Correct. Authorized County And State Officials Are Granted Right Of Entry To Conduct Necessary Inspections To Determine Compliance With Applicable Laws And Rules. I Understand That I Am Solely Responsible For The Proper Identification And Labeling Of All Property Lines And Corners And Making The Site Accessible So That A Complete Site Evaluation Can Be Performed.

Natalie Price
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

9/1/06
DATE

UNRECORDED



2006012939

HARNETT COUNTY TAX ID#

09-9967-0006-62
Parcel BY KMP

FOR REGISTRATION REGISTER OF DEEDS
HARNETT COUNTY NC
2006 JUL 12 04:40:39 PM
BK: 2253 PG: 419-421 FEE: \$17.00
NC REV STAMP: \$30.00
INSTRUMENT # 2006012939

Revenue: 30.00
Tax Lot No. Parcel Identifier No 099567 0006 62
Verified by _____ County on the _____ day of _____, 2006
by _____

Mall after recording to Grantee

This instrument was prepared by Lynn A. Matthews, Attorney at Law

Brief Description for the index: Lot B-24, Carolina Seasons

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 9th day of July, 2006, by and between

GRANTOR

GRANTEE

DANNY K. DAVIS II
and wife,
SUSAN W. DAVIS

JBC DEVELOPERS, INC
a North Carolina Corporation

143 Racing Lane,
Cameron, NC 28326

121 Green Forest Circle,
Dunn, NC 28334

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 Barbecue Township, Harnett County, North Carolina and more particularly described as follows:

BEING all of Lot B-24 as shown on map entitled "Final Plat of Carolina Seasons, Section II dated March 20, 1991, prepared by Robert Bracken, Registered Surveyor and recorded in Map Book E, Slice 98-C, Harnett County Registry. Reference is hereby made to said recorded map for a more particular description of the property hereby conveyed.

This property is conveyed subject to restrictive covenants and conditions as set out in instrument recorded in Book 931, Page 764, Harnett County Registry.

The property hereinabove described was acquired by Grantor by Instrument recorded in Book 932, Page 425, Harnett County Registry.

TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple.

And the Grantor covenants with the Grantee, that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all encumbrances, and that Grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for the exceptions hereinafter stated.

Title to the property hereinabove described is subject to the following exceptions:

1. 2006 ad valorem taxes which are not due or payable
2. Easements, rights of way and restrictions of record.

IN WITNESS WHEREOF, the Grantors has hereunto set their hands and seals, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written

Danny K. Davis II
 DANNY K. DAVIS II

Susan W. Davis
 SUSAN W. DAVIS

SEAL-STAMP

STATE OF NORTH CAROLINA, COUNTY OF HARNETT
 I certify that the following person(s) personally appeared before me this 9th day of July, 2006, and

- I have personal knowledge of the identity of the principal(s)
- I have seen satisfactory evidence of the principal's identity, by a current state or federal identification with the principal's photograph in the form of a _____
- A credible witness has sworn to the identity of the principal(s);

Each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose that therein and in the capacity indicated:

Name	Capacity
Danny K. Davis II	Principal
Susan W. Davis	Principal

George W. Williams
 Notary Public

My commission expires: 5-2-15

