

Initial Application Date: 11/14/2006

Application # 00-5001593UB

11/16/07

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting

108 E. Front Street, Lillington, NC 27546

Phone: (910) 893-7525

Fax: (910) 893-2793

www.harnett.org

LANDOWNER: ADK Partners

Southeastern Dev of Cumberland  
ADK Partners City

Mailing Address: 418 Swain Islam Ct

City: Pinehurst FAY

State: NC

Zip: 28377

Home #: 28311

Contact #: 910 527 2007

APPLICANT: ADK Partners R&R

Mailing Address: 20 0511 Ramsey St Ste 300

City: Pinehurst FAY

State: NC

Zip: 28377

Home #: 28311

Contact #: 910-9772562

PROPERTY LOCATION: State Road #:

1116

State Road Name:

Dee's Rd.

Parcel: 030507-0226-34

PIN: 0506-15-9984-000

Zoning: R-20B

Subdivision: Colonial Hills

Lot #: 21

Lot Size: .85

Flood Plain: X

Panel: 0180

Watershed: N/A

Deed Book/Page: 1893/100

Plat Book/Page: 000060

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON:

210 Right on Hwy Rd, 00041540  
Right on Nursery Rd, Left on Dee's Rd  
1/2 mile on left.

PROPOSED USE: 54x38

Circle:

- SFD (Size 40x65) # Bedrooms 3 # Baths 2 Basement (w/wo bath) N/A Garage  Deck N/A  Crawl Space  Slab
- Modular: \_\_\_ On frame \_\_\_ Off frame (Size \_\_\_ x \_\_\_) # Bedrooms \_\_\_ # Baths \_\_\_ Garage \_\_\_ (site built? \_\_\_) Deck \_\_\_ (site built? \_\_\_)
- Multi-Family Dwelling No. Units \_\_\_ No. Bedrooms/Unit \_\_\_
- Manufactured Home: \_\_\_ SW \_\_\_ DW \_\_\_ TW (Size \_\_\_ x \_\_\_) # Bedrooms \_\_\_ Garage \_\_\_ (site built? \_\_\_) Deck \_\_\_ (site built? \_\_\_)
- Business Sq. Ft. Retail Space \_\_\_ Type \_\_\_ # Employees: \_\_\_ Hours of Operation: \_\_\_
- Industry Sq. Ft. \_\_\_ Type \_\_\_ # Employees: \_\_\_ Hours of Operation: \_\_\_
- Church Seating Capacity \_\_\_ # Bathrooms \_\_\_ Kitchen \_\_\_
- Home Occupation (Size \_\_\_ x \_\_\_) # Rooms \_\_\_ Use \_\_\_ Hours of Operation: \_\_\_
- Accessory/Other (Size \_\_\_ x \_\_\_) Use \_\_\_
- Addition to Existing Building (Size \_\_\_ x \_\_\_) Use \_\_\_ Closets in addition (\_\_\_)yes (\_\_\_)no

Water Supply:  County  Well (No. dwellings \_\_\_)  Other

Sewage Supply:  New Septic Tank (Need to fill out New Tank Checklist)  Existing Septic Tank  County Sewer  Other

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 Proposed Manufactured Homes \_\_\_ Other (specify) \_\_\_

Required Residential Property Line Setbacks: Comments: \_\_\_

Front	Minimum	35	Actual	<u>35.92-37'</u>
Rear	25			<u>20.20-21.20' 210'</u>
Side	10			<u>29.09-31'</u>
Corner/Sidestreet	20			<u>N/A</u>
Nearest Building on same lot	10			<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 of plans submitted. I hereby state that the foregoing statements are accurate and correct to the best of my knowledge. This permit is subject to revocation if false information is provided on this form.

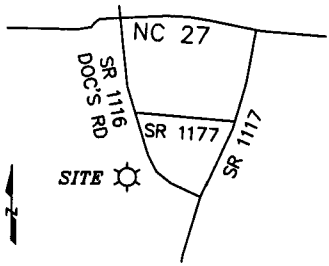
Signature of Owner or Owner's Agent

Date 10/13/06

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

A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) AND PLAT ARE REQUIRED WHEN APPLYING FOR LAND USE APPLICATION

Please use Blue or Black Ink ONLY



Vicinity Map  
(Not to Scale)

**LEGEND :**  
 EIS - EXISTING IRON STAKE  
 SIS - SET IRON STAKE  
 R/W - RIGHT OF WAY  
 DB - DEED BOOK  
 PB - PLAT BOOK  
 PG - PAGE  
 PROPERTY LINE  
 R/W  
 ADJOINERS  
 SETBACK

**NOTES :**  
 1) PRELIMINARY PLAT, NOT FOR RECORDATION, SALES OR CONVEYANCES.  
 2) THIS PLAT IS FOR LOCATION PURPOSES ONLY. BUILDERS SHOULD VERIFY FOUNDATION INFORMATION WITH PLANS BEFORE CONSTRUCTION BEGINS.  
 3) THE EASEMENT INFORMATION SHOWN HEREON WAS OBTAINED FROM THE RECORDED PLAT. NO UPDATED TITLE SEARCH WAS PERFORMED BY THE SURVEYOR.



N/F JOYCE RIGGS  
 DB 1578, PG 86  
 MB 7, PG 142

SITE PLAN APPROVAL  
 DISTRICT BAZOR (USE) SFD  
 (R) 3  
 #BEDROOMS  
3  
 11/16/06  
 ZONING ADMINISTRATOR

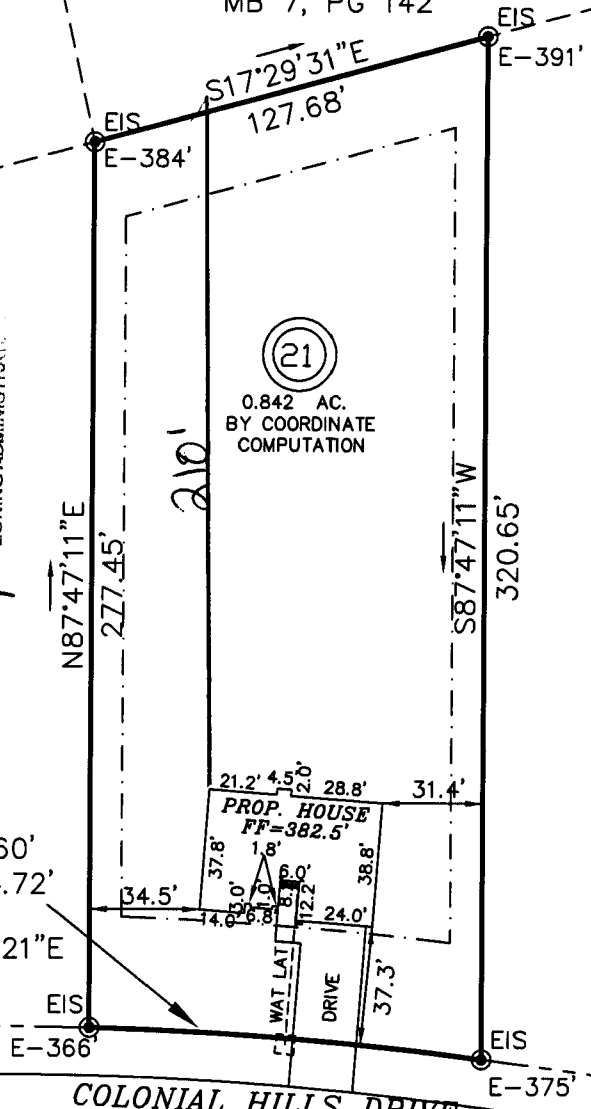
$r = 123.60'$   
 $R = 1124.72'$   
 CHORD  
 $N02^{\circ}13'21''E$   
 $123.54'$

$N87^{\circ}47'11''E$   
 $227.45'$

$210'$

(21)  
 0.842 AC.  
 BY COORDINATE  
 COMPUTATION

(21a)



GRAPHIC SCALE



( IN FEET )  
 1 inch = 60 ft.

North Carolina  
 Cumberland County

I, Cathy L. Autry, certify that this plat was drawn under my supervision from an actual survey made under my supervision, description recorded in Map # 2004-542, that the information shown hereon is true and correct.

**SITE PLAN**  
 PIN 0506-15-9984.000

Application Number: \_\_\_\_\_

**Harnett County Planning Department**

PO Box 85, Lillington, NC 27546

910-893-7527

15936

15937

Environmental Health New Septic Systems Test

Environmental Health Code **800**

- Place "property flags" in each corner of lot. All property lines must be clearly flagged.
- Place "house corner flags" at each corner of where the house/manufactured home will sit. Use additional flagging to outline driveways, garages, decks, out buildings, swimming pools, etc.
- Place flags at locations as developed on site plan by Customer Service Technician and you.
- Place Environmental Health "orange" card in location that is easily viewed from road.
- No grading of property should be done. Undergrowth should be cleaned out to allow soil evaluation to be performed. Inspectors should be able to walk freely.
- After preparing proposed site call the voice permitting system at 910-893-7527 and give code 800 for Environmental Health confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx. 7-10 working days. Once approved, proceed to Central Permitting for permits.

Environmental Health Existing Tank Inspections

Environmental Health Code **800**

- Place Environmental Health "orange" card in location that is easily viewed from road.
- Prepare for inspection by removing soil over door as diagram indicates. Loosen trap door cover. (Unless inspection is for a septic tank in a mobile home park)
- After preparing trapdoor call the voice permitting system at 910-893-7527 and give code 800 for Environmental Health confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx. 7-10 working days. Once approved, proceed to Central Permitting for permits.

Health and Sanitation Inspections

Health and Sanitation Plan Review **826**

- After submitting plans for food and lodging, call the voice permitting system at 910-893-7527 and give code 826 for Health and Sanitation confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx. 7-10 working days. Once approved, proceed to Central Permitting for permits.

Fire Marshal Inspections

Fire Marshall Plan Review Code **804**

- Call the voice permitting system at 910-893-7527 and give code 804 for plan review. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx 7-10 working days. Once approved, proceed to Central Permitting for permits.
- Pick up Fire Marshal's letter and place on job site until work is completed.

Public Utilities

- Place stake with "orange" tape/name thirty feet (30) from the center of the road at the location you wish to have water tap installed.
- Allow four to six weeks after application for water/sewer taps. Call Utilities at 893-7575 for technical assistance.

Building Inspections

- Call the voice permitting system at 910-893-7527 to schedule inspections. Please note confirmation number given at end of recording for proof of request.
- For new housing/set up permits must meet E 911 / Addressing guidelines prior to calling for final inspection.
- To hear results of inspections, call IVR after scheduled inspection is done.

E911 Addressing

Addressing Confirmation Code **814**

- Address numbers shall be mounted on the house, 3 inches high (5" for commercial).
- Numbers must be a contrasting color from house, must be clearly visible night and day at entrance of driveway if home is 100 ft or more from road, or if mailbox is on opposite side of road.
- Once you purchase permits and footing inspection has been approved call the voice permitting system at 910-893-7527 and give code 814 for address confirmation. This must be called in even if you have contacted E911 for verbal confirmation.

Customers can view all inspection results online at [www.harnett.org](http://www.harnett.org).

Applicant Signature: \_\_\_\_\_

*Handwritten signature: Gary K. R...*

Date: \_\_\_\_\_

*Handwritten date: 10/16/06*



**\*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

*Lot 21*

**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.**

*[Signature]*  
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

10/16/06  
DATE

UNRECORDED



FOR REGISTRATION REGISTER OF DEEDS  
KIMBERLY S. HARGROVE  
HARNETT COUNTY NC  
2007 FEB 01 09:34:49 AM  
BK-2336 PG:329-331 FEE:\$17.00  
NC REV STAMP:\$1,024.00  
INSTRUMENT # 2007001990

HARNETT COUNTY TAX ID#

See parcel #'s below

21-07 BY 1100

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax \$0.24.00

Parcel Identification No. 03-0507-0226-29 (Lot 15), 03-0507-0226-29 (Lot 16), 03-0507-0226-34 (Lot 21), 03-0507-0226-36 (Lot 22), 03-0507-0226-45 (Lot 71), 03-0507-0226-35 (Lot 21A), 03-0507-0226-37 (Lot 24), 03-0507-0226-38 (Lot 24A), 03-0507-0226-44 (Lot 70), 03-0507-0226-47 (Lot 29, 2007 PIN), 03-0507-0226-48 (Lot 30, 2007 PIN), 03-0507-0226-56 (Lot 38, 2007 PIN), 03-0507-0226-58 (Lot 40, 2007 PIN), 03-0507-0226-59 (Lot 41, 2007 PIN), 03-0507-0226-60 (Lot 42, 2007 PIN), 03-0507-0226-61 (Lot 43, 2007 PIN), 03-0507-0226-62 (Lot 44, 2007 PIN), 03-0507-0226-66 (Lot 48, 2007 PIN), 03-0507-0226-67 (Lot 49, 2007 PIN), 03-0507-0226-68 (Lot 50, 2007 PIN), 03-0507-0226-69 (Lot 51, 2007 PIN), 03-0507-0226-70 (Lot 52, 2007 PIN), 03-0507-0226-76 (Lot 58, 2007 PIN), 03-0507-0226-77 (Lot 59, 2007 PIN), 03-0507-0226-78 (Lot 60, 2007 PIN), 03-0507-0226-79 (Lot 61, 2007 PIN), 03-0507-0226-80 (Lot 62, 2007 PIN), 03-0507-0226-81 (Lot 63, 2007 PIN), 03-0507-0226-82 (Lot 64, 2007 PIN), 03-0507-0226-83 (Lot 65, 2007 PIN), 03-0507-0226-84 (Lot 66, 2007 PIN), 03-0507-0226-85 (Lot 67, 2007 PIN), 03-0507-0226 (Parent Tract)  
Verified by Harnett County

By \_\_\_\_\_

Mail/Box to The Real Estate Law Firm, PO Drawer 53515, Fayetteville, NC 28305

Reference Number 15947-07J

This instrument was prepared by The Real Estate Law Firm

Brief description for the Index 32 Lots, COLONIAL HILLS

THIS DEED made this 31st day of January, 2007 by and between

GRANTOR	GRANTEE
ADK Partners, A North Carolina General Partnership	Southeast Development of Cumberland, I.L.C.
PO Box 3086 Pinchurst, NC 28374	428 Swan Island Court Fayetteville, NC 28311

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 City of Lillington, Barbecue Township, Harnett County, NC and more particularly described as follows

Being all of Lots 15, 16, 21, 22, & 71 in a subdivision known as COLONIAL HILLS, PHASE TWO, according to a plat of the same being duly recorded in Book of Plats 2004 Page 542, Harnett County Registry, North Carolina

Being all of Lots 21A, 24, 24A, & 70 in a subdivision known as COLONIAL HILLS, PHASE TWO, according to a plat of the same being duly recorded in Book of Plats 2004, Page 544, Harnett County Registry, North Carolina

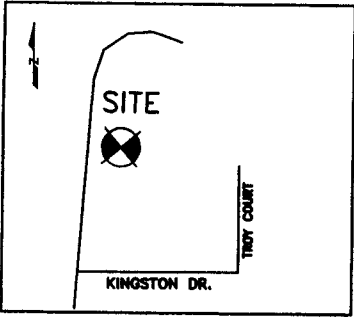
Being all of Lots 29, 30, 38, 40, 41, 42, 43, 44, 48, 49, 50, 51, 52, 58, 59, 60, 61, 62, 63, 64, 65, 66, 67 in a subdivision known as COLONIAL HILLS, PHASE THREE, and the same being duly recorded in Book of Plats 2006, Page 713, Harnett County Registry, North Carolina

Property Address. Lots 15, 16, 29-30, 38, 40-44, 48-52, 58-67, 70-71, 21a, 22, 24, 24a Colonial Hills, Lillington, NC

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1893, page 856.

A map showing the above describe property was acquired by Grantor by instrument recorded in Plat Book 2004, Page 542 and Plat Book 2004, Page 544, Plat Book 2006, Page 713.

UNRECORDED

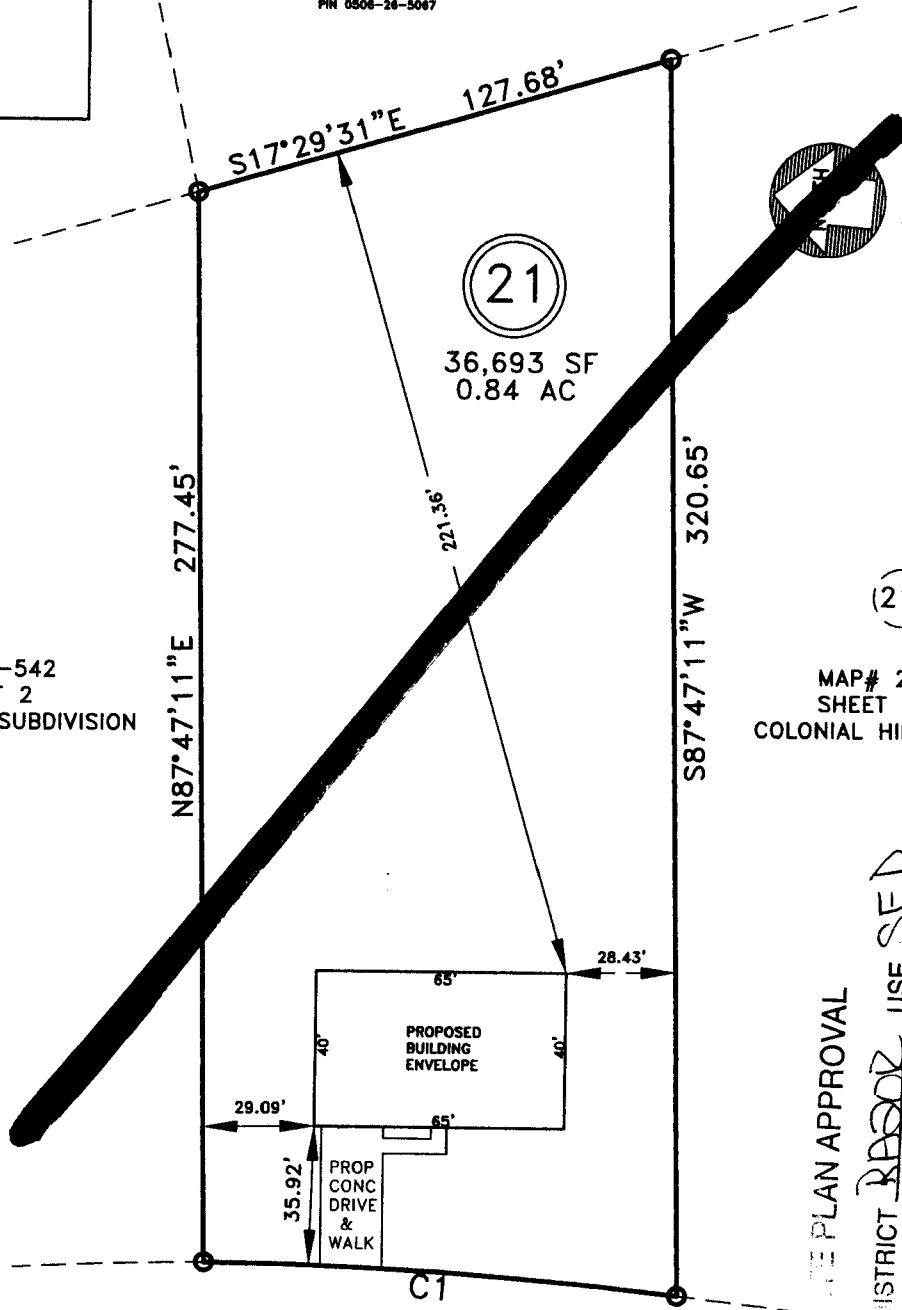


CURVE	RADIUS	LENGTH	CH. BEARING	CHORD
C1	1124.72'	123.60'	N02°13'21"E	123.54'

JOYCE BROS  
D.S. 1578, PG. 86  
M.B. 7, PG. 142  
PIN 0506-26-5067

- LEGEND**
- R/W-RIGHT OF WAY
  - PB-PLAT BOOK
  - DB-DEED BOOK
  - PG-PAGE
  - PROP-PROPOSED
  - SF-SQUARE FEET
  - AC-ACRE(S)
  - CONC-CONCRETE
  - PC-PLAT CABINET
  - MB-MAP BOOK

(22)  
MAP# 2004-542  
SHEET 1 OF 2  
COLONIAL HILLS SUBDIVISION



MAP# 2004-542  
SHEET 1 OF 2

(21A)  
MAP# 2004-544  
SHEET 2 OF 2  
COLONIAL HILLS SUBDIVISION

COLONIAL HILLS DRIVE  
50' PUBLIC R/W

DATE PLAN APPROVAL  
DISTRICT RECOR USE SFD  
FORMS 3  
10/17/06 *A. Duggan*

**PRELIMINARY  
PLOT PLAN**  
(FOR PERC TEST ONLY)

PROPERTY OF: ADK PARTNERS  
ADDRESS: 369 COLONIAL HILLS DRIVE

TOWNSHIP: BARBECUE  
DATE: JUNE 20, 2006

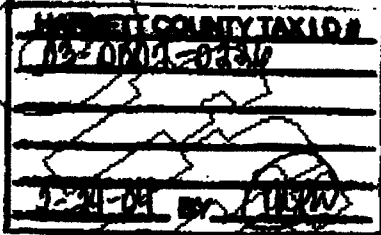


UNRECORDED



2004003121

FOR REGISTRATION REGISTER OF DEEDS  
KIMBERLY S. HARRIS  
HARNETT COUNTY, NC  
2004 FEB 24 02:41:53 PM  
BK: 1893 PG: 856-862 FEE: \$29.00  
NC REV STAMP: \$986.00  
INSTRUMENT # 2004003121



**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax \$986.00

RLDNP File #03RE-751

Tax Lot No. \_\_\_\_\_ Parcel Identifier No. \_\_\_\_\_

Verified by \_\_\_\_\_ County on \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_

by \_\_\_\_\_

Prepared by/Mail after recording to: Richard M. Lewis, Jr., Post Drawer 1358, Fayetteville, NC 28302

Brief Description for the Index:

THIS DEED made this 17<sup>th</sup> day of February, 2004, and between:

GRANTOR	GRANTEE
PRG HOLDINGS, LLC a North Carolina limited liability company	ADK PARTNERS a North Carolina general partnership
Mailing Address: 4108 Countrydown Drive Greenville, NC 27834	Mailing Address: Post Office Box 3986 Pinehurst, NC 28374

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

The designation of 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 Town of Lillington, Barbecue Township, Harnett County, North Carolina and more particularly described as follows:

**SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY THIS REFERENCE.**

UNRECORDED