

Initial Application Date: 1-8-07

Application # 0750010542

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: Iom Developer's Inc Mailing Address: 4100 Staniel Rd. Angier, NC

City: Angier State: NC Zip: 27501 Home #: 919-639-2073 Contact #: 919-639-2073

APPLICANT: Iom Developer's Inc Mailing Address: 4100 Staniel Rd. Angier

City: Angier State: NC Zip: 27501 Home #: 919-639-2073 Contact #: 919-639-2073

*Please fill out applicant information if different than landowner

PROPERTY LOCATION: State Road #: 1440 State Road Name: James Norris Rd

Parcel: 90 0406073-0134 PIN: 0603-82-1932.000

Zoning: RA-30 Subdivision: Autumn Point Lot #: 1 Lot Size: 0.595

Flood Plain: X Panel: 50 Watershed: IV Deed Book/Page: 2188/589 Plat Book/Page: 2007-5

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 210 E, left on James Norris Rd, subdivision on right

PROPOSED USE:

- SFD (Size 40 x 60) # Bedrooms 3 # Baths 2.5 Basement (w/wo bath) included Garage Deck Raw 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 Closets in addition (yes no)
- Addition to Existing Building (Size x) Use

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 1 proposed Manufactured Homes Other (specify)

Required Residential Property Line Setbacks: Comments:

Front	Minimum	<u>35</u>	Actual	<u>40</u>
Rear		<u>25</u>		<u>115</u>
Side		<u>10</u>		<u>25</u>
Corner/Sidestreet		<u>20</u>		<u>50</u>
Nearest Building on same lot		<u>10</u>		<u> </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.

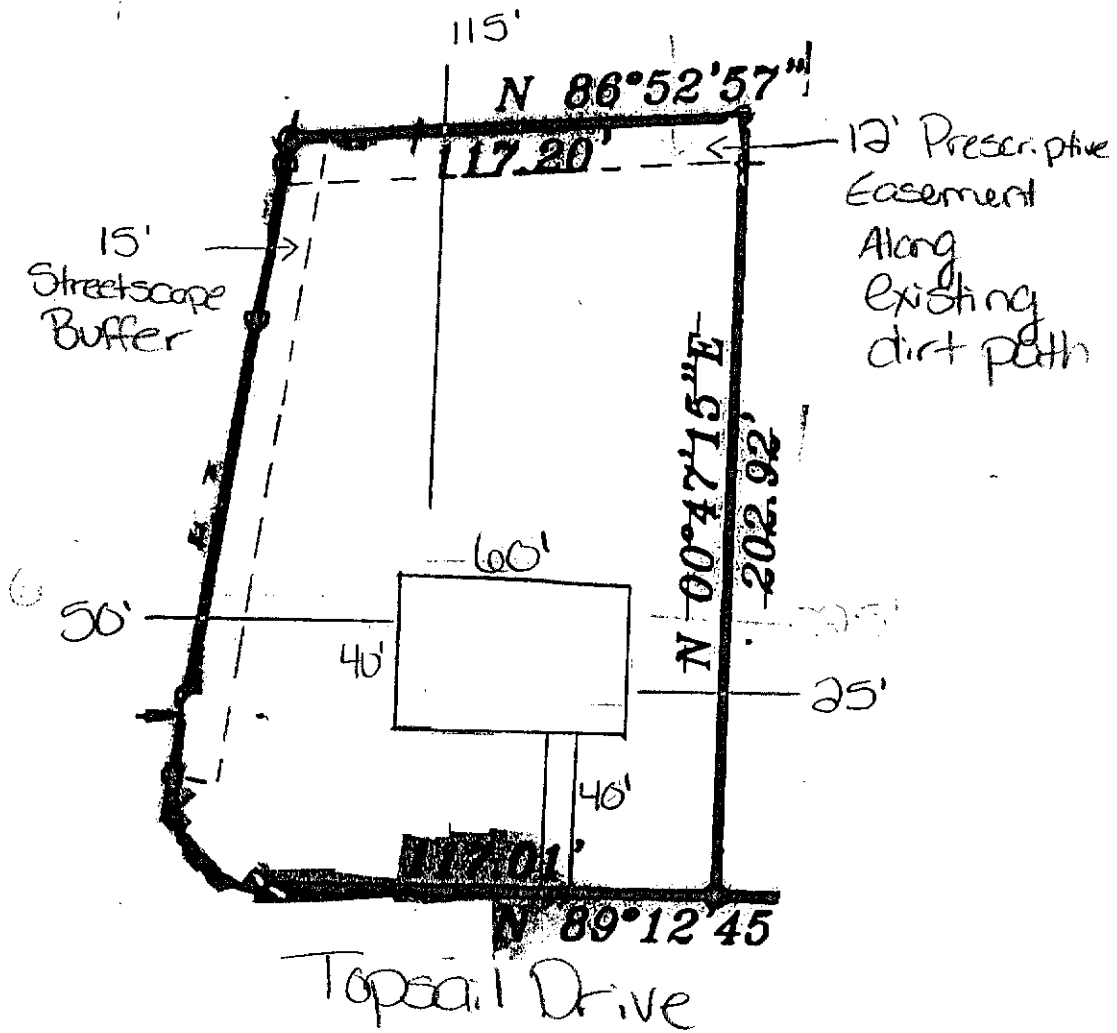
[Signature]
Signature of Owner or Owner's Agent

1-8-07
Date

****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



Lot 1 Autumn Point

SITE PLAN APPROVAL

DISTRICT RA30 USE SFD

#BEDROOMS 3

1/9/07
Date

[Signature]
Zoning Administrator

OWNER NAME: IOM Developers

APPLICATION #: 07500110542

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?
- YES NO Does the site contain any existing water, cable, phone or underground electric lines?

If yes please call No Cuts at 800-632-4949 to locate the lines. This is a free service.

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.

PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

DATE



FOR REGISTRATION REGISTER OF DEEDS
 KIMBERLY S. HARGROVE
 HARNETT COUNTY, NC
 2006 FEB 10 03:36:22 PM
 BK:2188 PG:589-591 FEE:\$17.00
 NC REV STAMP:\$591.00
 INSTRUMENT # 200602353

HARNETT COUNTY TAX ID#

04-0693-1177
04-6673-0134

J 10.00 BY SLD

Excise Tax: \$591.00

Recording Time, Book & Page

The Property is Insured by: Surety Land Title

BRIEF DESCRIPTION: 19.700 Acres Total, Map 2006-85

Mail To: Grantee

Parcel Identification No.: 040693 1177 and 040673 0134

Prepared By: Currie Tee Howell, Attorney at Law
 Adams & Howell, P.A.

NORTH CAROLINA GENERAL WARRANTY DEED

This WARRANTY DEED is made this 9th day of February, 2006 by and between **ROY WAYNE GARDNER and wife, LINDA B. GARDNER**, whose address is 1395 James Norris Road, Angier, North Carolina 27501, party(ies) of the first part, hereinafter referred to as the Grantor(s); and **IOM DEVELOPERS, INC. (A North Carolina Corporation)**, whose address is 466 Stancil Road, Angier, NC 27501, party(ies) of the second part, hereinafter referred to as the Grantee(s).

WITNESSETH

WHEREAS Grantor(s) for and in consideration of the Sum of Ten Dollars (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, have given, granted, bargained, sold and conveyed, and by these presents do hereby give, grant, bargain, sell and convey unto the Grantee in fee simple. Said property being all of that certain piece, parcel or tract of land situated, lying and being in Black River Township, Harnett County, North Carolina, and more particularly described as follows:

BEING all of that tract, containing 19.700 Acres Total, as shown on map entitled, "Lot Recombination, Surveyed For: Stancil Builders, Inc." dated January 19, 2006, drawn by Stancil & Associates, Professional Land Surveyor, P.A., and recorded as Map Number 2006-85, Harnett County Registry.

Subject to all easements, rights-of-way, covenants and other restrictions as shown on the public record or as would be disclosed by an accurate survey and inspection of the land.

This conveyance is expressly made subject to the lien created by all the Grantors' real 2006 Harnett County ad valorem taxes on said tract of land which the Grantee(s) agree to assume and pay in full when due.

See Deed Book 1172, Page 267 and Deed Book 1190, Page 112.

TO HAVE AND TO HOLD the above described lands and premises, together with all appurtenances thereunto belonging, or in anywise appertaining, unto the Grantee in fee simple, their heirs, successors and assigns forever, but subject always, however, to the limitations set out above.

Harnett County
Minimum Building
Setback Requirements
RA-20B, RA-20M, RA-30 & RA-40

FRONT: 25' Over 8'7"
SIDE: 10'
CORNER LOT CORN: 25'

Road Names Have Been
Reviewed And Approved
By R-911
Approved By: *Zack R. Boney*
Date: 12-22-2007



Virginia Senter et al.
Lead Book 665, Page 253
Map Book 25, Page 44

DEPARTMENT OF TRANSPORTATION
DIVISION OF HIGHWAYS

PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION
APPROVED: **P. R. STONE**
DISTRICT ENGINEER: **RDP**
DATE: 12/15/06

Virginia Senter et al.
Lead Book 665, Page 254
Map Book 25, Page 44

NOTES:
A 10' x 70' Stone Triangle
shall be placed at all
street intersections as
shown herein.

FEMA FLOOD HAZARD STATEMENT
FEMA shown on this plan are not
located within the FEMA 100 year
flood zone. The FEMA 100 year
FEMA map No. 37060C0000 D
effective date: April 18, 1990

References:
Deed Book 2186, Page 689
Map Book 5, Page 61
Map Numbers 2006-05
Others as Shown

STANCIU & ASSOCIATES,
Professional Land Surveyor, P.A.
301 East Poplar Street
Charlotte, NC 28202
Phone: 704-339-2133 Fax: 704-339-2602

DATE: 09-07-08 SURVEYED BY: JMT
SCALE: 1" = 100' DRAWN BY: JMT
CHECKED & CLOSURE BY: JMT
FIELD BOOK
SEE FILE
LHRR-918-A

MAY 4 2007 5-2

Course	Bearing	Distance
1-1	N 07°23'00" E	50.51
1-2	N 08°42'31" E	76.45
1-3	N 09°12'31" E	21.80
1-4	N 09°16'30" E	88.54
1-5	N 07°15'30" E	63.07

Right-of-Way Along SR 1440

Watershed District IV
Gordon Matthews
Deed Book 380, Page 203

Watershed District IV
Gordon Matthews
Deed Book 380, Page 203

Watershed District IV
Gordon Matthews
Deed Book 380, Page 203

Watershed District IV
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Watershed District IV
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Deed Book 380, Page 203