

Initial Application Date: 1-8-07

Application # 0750016543

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: Tom Developers, Inc Mailing Address: 466 Stonal Road

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

APPLICANT: same as above Mailing Address: _____

City: _____ State: _____ Zip: _____ Home #: _____ Contact #: _____

*Please fill out applicant information if different than landowner

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

Parcel: 040673 0134 -05 PIN: 0663-82-1932.000

Zoning: RA-36 Subdivision: Autumn Point Lot #: 2 Lot Size: 0.576

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 100) # Bedrooms 3 # Baths 2.5 Basement (w/wo bath) _____ Garage Deck included Circle: 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 _____ 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	35	Actual	<u>40</u>
Rear		25		<u>23/25</u>
Side		10		<u>25</u>
Corner/Sidestreet		20		<u>20</u>
Nearest Building on same lot		10		

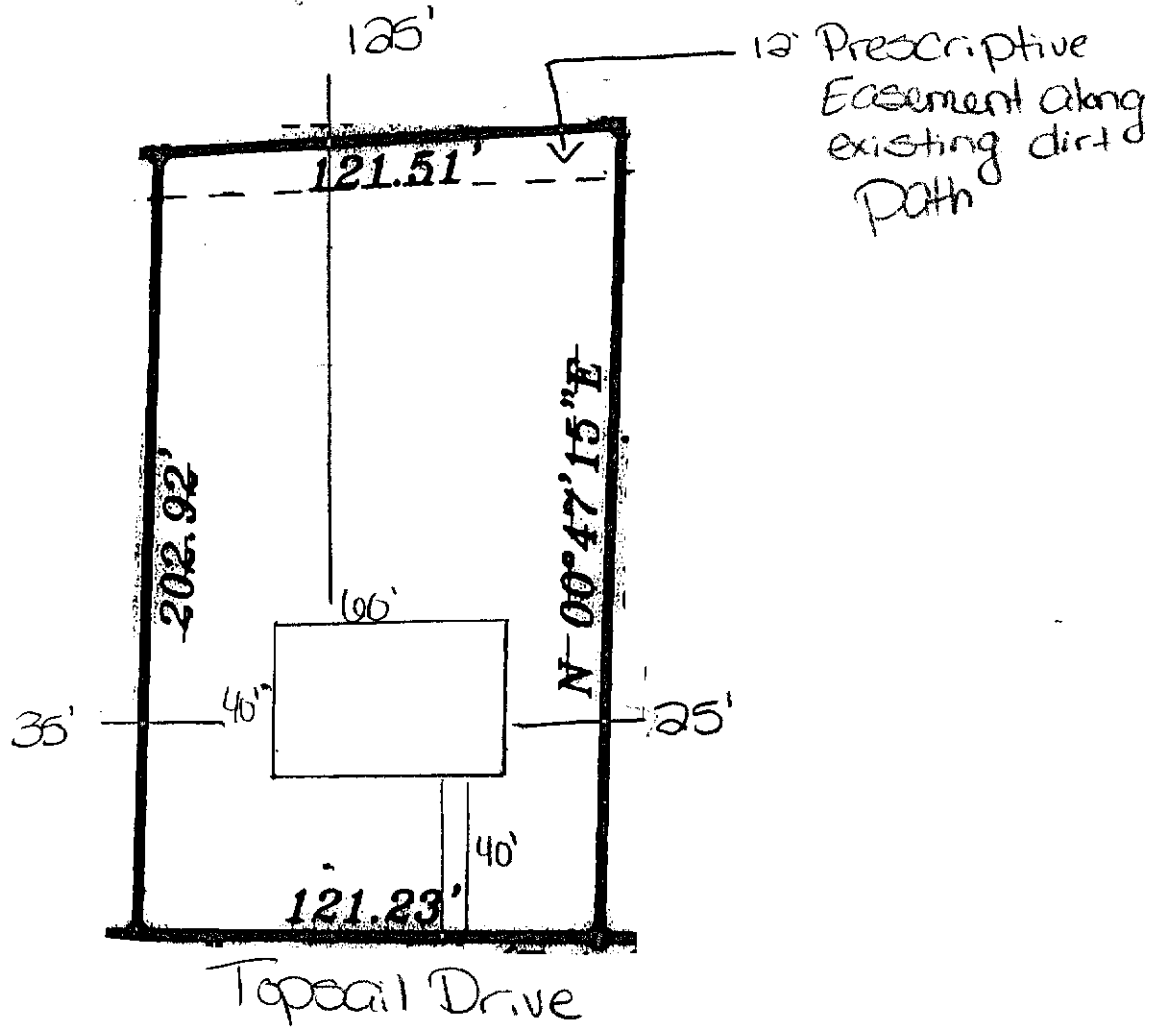
If permits are granted I agree to conform to all ordinances and the laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that the foregoing statements are accurate and correct to the best of my knowledge. This permit is subject to revocation if false information is provided on this form.

Signature of Owner or Owner's Agent _____ Date 1-8-07

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 2 Autumn Point

SITE PLAN APPROVAL

DISTRICT RA30 USE SFD

#BEDROOMS 3

Date 1/9/07 Zoning Administrator OAB

OWNER NAME: IUm Developers

APPLICATION #: 0750016543

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



HARNETT COUNTY TAX ID#

04-0693-1177
04-0673-0134

FOR REGISTRATION REGISTER OF DEEDS
TIMOTHY B. HERRIDGE
HARNETT COUNTY, NC
2006 FEB 10 03:36:22 PM
BK: 2100 PG: 589-591 FEE: \$17.00
NC REV STAMP: \$591.00
INSTRUMENT # 2006002353

Excise Tax: \$591.00 Recording Time, Book & Page

The Property is Insured by: Liberty Land Title

BLIND DESCRIPTION: 19.700 Acres Total, Map 2006-85

Mail To: Grantee Parcel Identification No.: 040693 1177 and 040673 0134

Prepared By: Curtis Tee Howell, Attorney at Law
Adam & 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 Grantees 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-2005, RA-2006, RA-30, & RA-40

Printed: 30' from 4/7
Scale: 1" = 20'
Compass for use: N

Good Names Have Been
Reviewed and Approved
By E-011
Approved by: *Paul R. Breyer*
Date: 12-15-14



Virginia Senter et. al.
Deed Book 600, Page 673
Map Book 22, Page 44

DEPARTMENT: DEPARTMENT OF TRANSPORTATION
DIVISION: DIVISION OF HIGHWAYS
PROPOSED SUBDIVISION ROAD
CONSTRUCTION STANDARDS CERTIFICATION
DESIGNED BY: *P. R. STEARNS*
DISTRICT ENGINEER: *R. O. P*
DATE: 12/15/14

Virginia Senter et. al.
Deed Book 600, Page 673
Map Book 22, Page 44

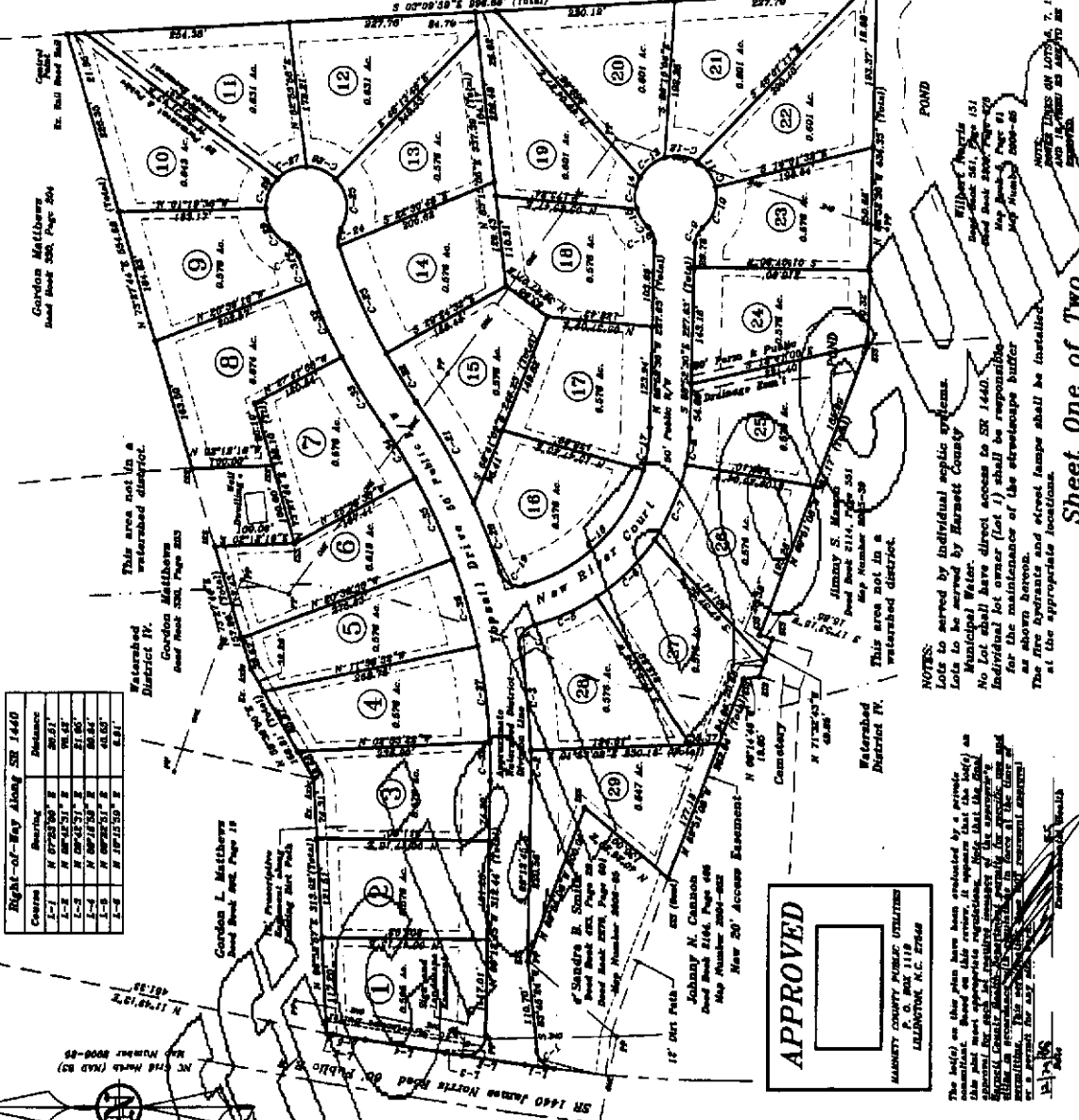
NOTE:
A 10' x 70' Right Triangle
is shown at the
above location.

FEMA FLOOD HAZARD STATEMENT
This map shows the location of the
proposed subdivision. The flood hazard
map is located in the FEMA Flood
Insurance Study map for the
Flood Hazard Area as shown on
FEMA map No. 22000-0133
Structure Date: April 14, 1980

References:
Deed Book 218, Page 560
Deed Book 5, Page 61
Map Number: 2006-85
Others as Shown

STANCIU & ASSOCIATES,
Professional Land Surveyor, P.A.
901 East Rock Street, P.O. Box 728, Angier, NC 27501
Phone: 919-259-6183 Fax: 919-259-8628

DATE: 09-07-14 SURVEYED BY: JBT
SCALE: 1" = 20' DRAWN BY: JBT
CHECKED & CLOSED BY: JBT
FOLDER FILE NO.: LBRB-0160-A



Right-of-Way Along SR 1440

Station	Bearing	Distance
1+00	N 87°25'30" E	20.51'
1+20	N 87°25'30" E	20.51'
1+40	N 87°25'30" E	20.51'
1+60	N 87°25'30" E	20.51'
1+80	N 87°25'30" E	20.51'
2+00	N 87°25'30" E	20.51'
2+20	N 87°25'30" E	20.51'
2+40	N 87°25'30" E	20.51'
2+60	N 87°25'30" E	20.51'
2+80	N 87°25'30" E	20.51'

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NOTES:
Lots to be served by individual septic systems
Municipal Water.
Individual lot owner (Lot 1) shall be responsible
for the maintenance of the septic system buffer
as shown on map.
The drainage and street lamps shall be installed
at the appropriate locations.

The lots on this plan have been subdivided by a private
surveyor. The surveyor is not responsible for the
accuracy of the plan or the location of the lots.
The surveyor is not responsible for the location of
the lots or the location of the lots.

See Sheet Two of Two for additional
details, curve table and site data.

ENCLOSURES HAVE BEEN
SERIALIZED AND APPENDED
BY E-011

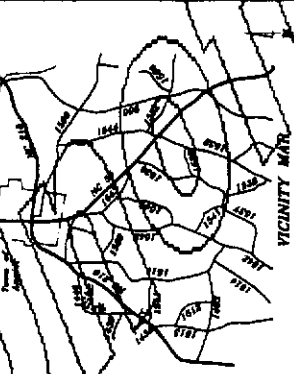
DATE: 12-15-14

BY: *Paul R. Breyer*

REGISTERED SURVEYOR

NO. 3877

DATE: 12-15-14



LEGEND:

- 1' Contour
- 2' Contour
- 3' Contour
- 4' Contour
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- 45' Contour
- 46' Contour
- 47' Contour
- 48' Contour
- 49' Contour
- 50' Contour

ACRES: North Carolina
Map 27 North American Edition of 1987
Map 25 North American Edition of 1987

NOTES:
1. This map is not to be used as a legal document.
2. All dimensions are in feet and inches.
3. All dimensions are rounded to the nearest foot.
4. All dimensions are rounded to the nearest inch.
5. All dimensions are rounded to the nearest tenth of an inch.

APPROVED

HARNETT COUNTY PUBLIC UTILITIES
DIVISION, N.C. STATE

DATE: 12-15-14

BY: *Paul R. Breyer*

REGISTERED SURVEYOR

NO. 3877

DATE: 12-15-14

STATE OF NORTH CAROLINA
COUNTY OF HARNETT

I hereby certify that this record plat complies with the
requirements of the North Carolina Statutes and that
this plat has been approved for recording in the
Register of Deeds of Harnett County.
DATE: 12-15-14
BY: *Paul R. Breyer*
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RECORDED IN HARNETT COUNTY MAP NUMBER 2006-5-1

MAY 4 2007 5-1