

Initial Application Date: 1-11-07

Application # 0750010572

**COUNTY OF HARNETT LAND USE APPLICATION**

Central Permitting 102 E. Front Street, Lillington, NC 27546 Phone: (910) 893-4759 Fax: (910) 893-2793 www.harnett.org

LANDOWNER: Atkins Place, LLC Mailing Address: 72 Overlook Ct  
City: Angier State: NC Zip: 27501 Phone #: \_\_\_\_\_

PB/APPLICANT: Biltwell Homes Inc. Mailing Address: 720 TEEBOR DR.  
City: Garner State: NC Zip: 27529 Phone #: 919 662-1010

PROPERTY LOCATION: SR #: 1429 SR Name: Chalybeate  
Address: Lot 8 - Dexterfield, Fuquay Varina, NC 27526  
Parcel: 080653 0030 08 PIN: 0653-38-9009.000

Zoning: RA 30 Subdivision: Dexterfield Lot #: 8 Lot Size: ± 396  
Flood Plain: X Panel: 50 Watershed: IV Deed Book/Page: OTP/2004 664 Plat Book/Page: 2006/144

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 N. TL Chalybeate Springs Rd.  
Subdivision on left  
CORNER of Dexterfield Dr + Dupper 1st left

PROPOSED USE:  
 SFD (Size 33 x 53) # Bedrooms 3 # Baths 2 Basement (w/wo bath) \_\_\_\_\_ Garage included Deck included 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 1 prep Manufactured homes \_\_\_\_\_ Other (specify) \_\_\_\_\_

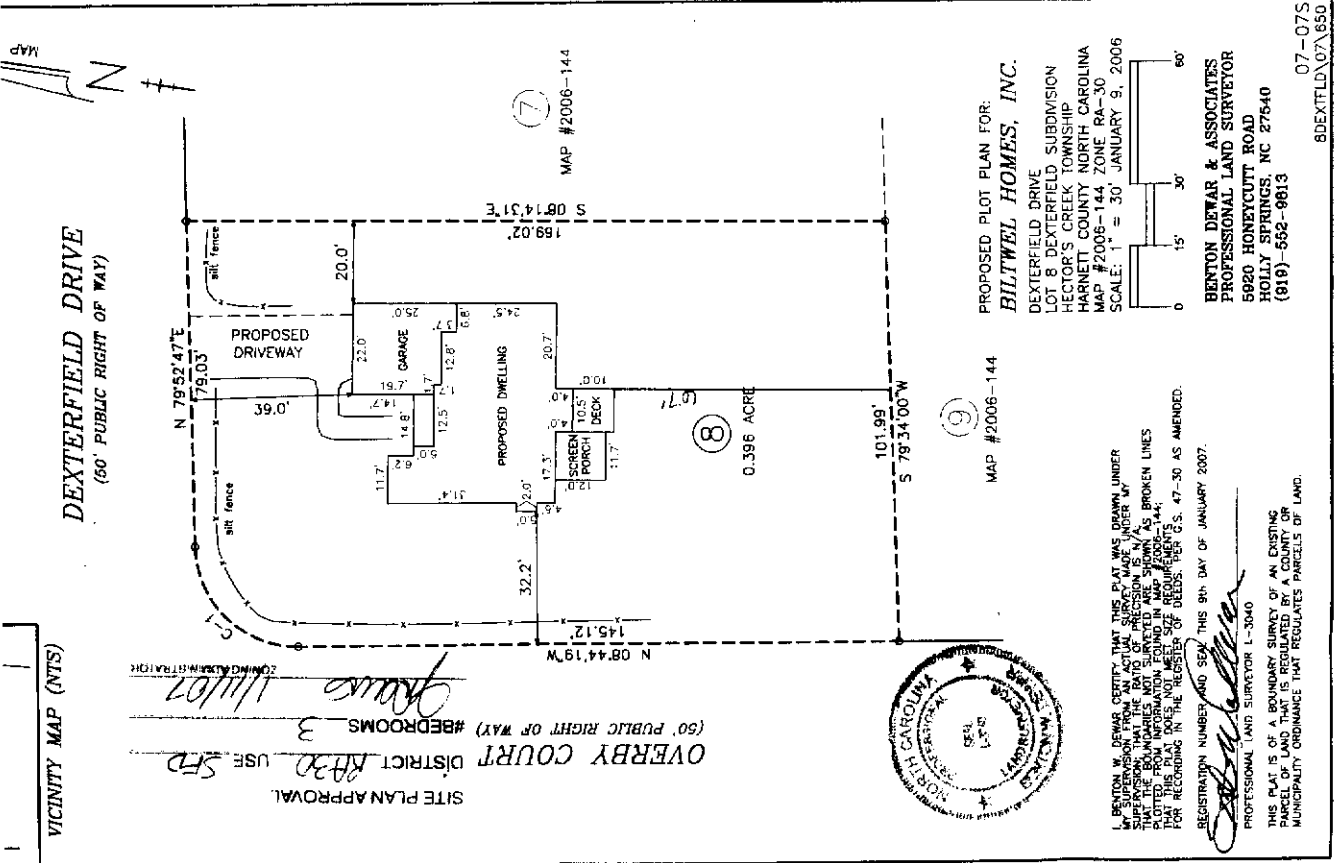
Required Residential Property Line Setbacks:	Minimum	Actual
Front	<u>35</u>	<u>39</u>
Rear	<u>25</u>	<u>85 67</u>
Side	<u>10</u>	<u>20</u>
Corner	<u>20</u>	<u>32.2</u>
Nearest Building	<u>10</u>	<u>/</u>

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 or plans submitted. I hereby swear that the foregoing statements are accurate and correct to the best of my knowledge.

[Signature] Signature of Owner or Owner's Agent  
1-11-07 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**  
Please use Blue or Black Ink ONLY



PROPOSED PLOT PLAN FOR:  
**BILTWEEL HOMES, INC.**  
 DEXTERFIELD DRIVE  
 LOT 8 DEXTERFIELD SUBDIVISION  
 HECTOR'S CREEK TOWNSHIP  
 HARNETT COUNTY NORTH CAROLINA  
 MAP #2006-144 ZONE RA-30  
 SCALE: 1" = 30' JANUARY 9, 2006

**BENTON DEWAR & ASSOCIATES**  
 PROFESSIONAL LAND SURVEYOR  
 5920 HONEYCUTT ROAD  
 HOLLY SPRINGS, NC 27640  
 (818)-552-9813



I, BENTON W. DEWAR CERTIFY THAT THIS PLAN WAS DRAWN UNDER MY SUPERVISION FROM AN ORIGINAL SURVEY MADE UNDER MY CLOSE PERSONAL SUPERVISION AND THAT THE DIMENSIONS AND LOCATIONS OF THE BOUNDARIES ARE SHOWN AS BROKEN LINES LIMITED TO THE INFORMATION FROM THE RECORDS OF THE REGISTER OF DEEDS, PER G.S. 47-50 AS AMENDED. FOR RECORDING IN THE REGISTER OF DEEDS, PER G.S. 47-50 AS AMENDED.

REGISTRATION NUMBER AND SEX: THIS 8th DAY OF JANUARY 2007.

*Benton Dewar*  
 PROFESSIONAL LAND SURVEYOR L-3040

THIS PLAN IS OF A BOUNDARY SURVEY OF AN EXISTING PARCEL OF LAND THAT IS REQUIRED BY A COUNTY OR MUNICIPALITY ORDINANCE THAT REGULATES PARCELS OF LAND.

**Harnett County Central Permitting Department**  
PO Box 65, Lillington, NC 27546  
910-893-7525

*conf #*



**Environmental Health New Septic Systems Test**  
**Environmental Health Code 800**

- Place "property flags" on each corner iron of lot. All property lines must be clearly flagged approximately every 50 feet between corners.
- 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.
- If property is thickly wooded, Environmental Health requires that you clean out the undergrowth to allow the soil evaluation to be performed. Inspectors should be able to walk freely around site. *No grading of property should be done.*
- Call No Cuts to locate utility lines prior to scheduling inspection. 800-632-4949 (This is a free service)
- After preparing proposed site call the voice permitting system at 910-893-7525 and give code **800** for Environmental Health confirmation. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to hear results. 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. Follow above instructions for placing flags on property.
- 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 910-893-7525 and give code **800** for Environmental Health confirmation. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to hear results. Once approved, proceed to Central Permitting for remaining permits.

**Health and Sanitation Inspections**

- After submitting plans for food and lodging to Central Permitting, please allow approximately 7-10 working days for plan status. Use Click2Gov or IVR to hear results.
- Once **all** plans are approved, proceed to Central Permitting for remaining permits.

**Fire Marshal Inspections**

- After submitting plans for Fire Marshal review to Central Permitting, please allow approximately 7-10 working days for approval. Use Click2Gov or IVR to hear results. Once **all** plans are approved, proceed to Central Permitting for permits.
- Fire Marshal's letter must be placed 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.

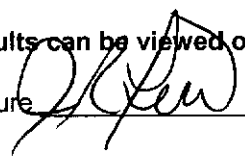
**Building Inspections**

- After submitting plans for Building Inspections, please allow approximately 3 working days for review. Use Click2Gov or IVR to hear results. Once **all** plans are approved, proceed to Central Permitting for permits.
- For new housing/set up permits must meet E 911 / Addressing guidelines prior to scheduling final inspection.
- Use Click2Gov or IVR to hear results.

**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 910-893-7525 and give code **814** for address confirmation. This must be called in even if you have contacted E911 for verbal confirmation. Check Click2Gov for results and address.

• **Inspection results can be viewed online at <http://www.harnett.org/services-213.asp> then select Click2Gov**

Applicant/Owner Signature 

Date ~~1-11-07~~ 1-11-07

OWNER NAME: J. Itzel Homes Inc.

APPLICATION #: 0150016572

**\*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**

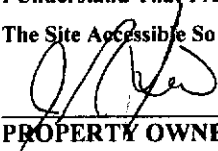
If applying for authorization to construct please indicate desired system type(s): can be ranked in order of preference, must choose one.

- 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.



PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

1-11-07  
DATE



# Offer to Purchase and Contract

Billwel Home, Inc, as Buyer,  
 hereby offers to purchase and Atkins Place Developer, LLC, as Seller,  
 upon acceptance of said offer, agrees to sell and convey, all of that plot, piece or parcel of land described below, together with all  
 improvements located thereon and such fixtures and personal property as are listed below (collectively referred to as the "Property"),  
 upon the following terms and conditions:

1. **REAL PROPERTY:** Located in the City of Fuquay  
 County of Harnett, State of North Carolina, being known as and more particularly described as:  
 Street Address \_\_\_\_\_  
 Legal Description: Lot 8 Dexterfield Subdivision Fuquay Varina NC Zip 27526  
 ( All  A portion of the property in Deed Reference: Book \_\_\_\_\_, Page No. \_\_\_\_\_, \_\_\_\_\_ County.)

NOTE: Prior to signing this Offer to Purchase and Contract, Buyer is advised to review Restrictive Covenants, if any, which may limit the use of the Property, and to read the Declaration of Restrictive Covenants, By-Laws, Articles of Incorporation, Rules and Regulations, and other governing documents of the owners' association and/or the subdivision, if applicable.

2. **FIXTURES:** The following items, if any, are included in the purchase price free of liens: any built-in appliances, light fixtures, ceiling fans, attached floor coverings, blinds, shades, drapery rods and curtain rods, brackets and all related hardware, window and door screens, storm windows, combination doors, awnings, antennas, satellite dishes and receivers, burglar/fire/smoke alarms, pool and spa equipment, solar energy systems, attached fireplace screens, gas logs, fireplace inserts, electric garage door openers with controls, outdoor plants and trees (other than in movable containers), basketball goals, storage sheds, mailboxes, wall and/or door mirrors, and any other items attached or affixed to the Property, EXCEPT the following items: \*

3. **PERSONAL PROPERTY:** The following personal property is included in the purchase price: \_\_\_\_\_

4. **PURCHASE PRICE:** The purchase price is \$ 31,000 and shall be paid as follows:  
 (a) \$ 500 EARNEST MONEY DEPOSIT with this offer by  cash  personal check  bank check  
 certified check  other: Business Check to be deposited and held in  
 escrow by \_\_\_\_\_ ("Escrow Agent") until the sale is closed, at  
 which time it will be credited to Buyer, or until this contract is otherwise terminated. In the event: (1) this offer is not accepted; or  
 (2) any of the conditions hereto are not satisfied, then all earnest monies shall be refunded to Buyer. In the event of breach of this  
 contract by Seller, all earnest monies shall be refunded to Buyer upon Buyer's request, but such return shall not affect any other  
 remedies available to Buyer for such breach. In the event of breach of this contract by Buyer, then all earnest monies shall be  
 forfeited to Seller upon Seller's request, but such forfeiture shall not affect any other remedies available to Seller for such breach.

NOTE: In the event of a dispute between Seller and Buyer over the return or forfeiture of earnest money held in escrow by a broker, the broker is required by state law to retain said earnest money in the broker's trust or escrow account until a written release from the parties consenting to its disposition has been obtained or until disbursement is ordered by a court of competent jurisdiction.

- (b) \$ NA ADDITIONAL EARNEST MONEY DEPOSIT to be paid to Escrow Agent no later than  
NA TIME BEING OF THE ESSENCE WITH REGARD TO SAID DATE.
- (c) \$ NA OPTION FEE in accordance with paragraph 13, Alternative 2, to be paid to Seller on the  
 Effective Date as set forth in paragraph 23. (NOTE: If Alternative 2 applies, then do not insert \$0, N/A, or leave blank).
- (d) \$ NA BY ASSUMPTION of the unpaid principal balance and all obligations of Seller on the  
 existing loan(s) secured by a deed of trust on the Property in accordance with the attached Loan Assumption Addendum.
- (e) \$ NA BY SELLER FINANCING in accordance with the attached Seller Financing Addendum.
- (f) \$ 30500 BALANCE of the purchase price in cash at Closing.



Buyer Initials BJW Seller Initials EAH

→ 16572  
8



FOR REGISTRATION REGISTER OF DEEDS  
TIMBERLY S. HARRIS  
HARNETT COUNTY, NC  
2007 JAN 31 11:35:19 AM  
BK: 2335 PG: 864-866 FEE: \$17.00  
NC REV STAMP: \$62.00  
INSTRUMENT # 2007001885

HARNETT COUNTY TAX ID#

08-0653-0030-08

1-3-07 BY KLD

Excise Tax \$62.00

Recording Time, Book & Page

The Property is insured by Statewide Title, Inc

BRIEF DESCRIPTION Lot 8, Dexterfield Subdivision

Mail To: Grantee  
Prepared By: Curric Ted Howell, Attorney at Law  
Adams & Howell P.A.

Parcel Identification No 080653 0030 08

**NORTH CAROLINA GENERAL WARRANTY DEED**

This WARRANTY DEED is made this 30<sup>th</sup> day of January, 2007 by and between ATKINS PLACE, LLC (A North Carolina Limited Liability Company), whose address is 72 Overlook Court, Angier, North Carolina 27501, party(ies) of the first part, hereinafter referred to as the Grantor(s); and BILTVEL HOMES, INC. (A North Carolina Corporation), whose address is Post Office Box 1431, Garner, North Carolina 27529, 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 Hectors Creek Township, Harnett County, North Carolina, and more particularly described as follows:

BEING all of Lot 8, Dexterfield Subdivision, as shown in Book of Maps 2006, Page 144, 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.

See Deed Book 2044, Page 564.

TO HAVE AND TO HOLD the above described lands and premises, together with all appurtenances thereto 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

