

Initial Application Date: 5/8/08

Application # 085002014

CU \_\_\_\_\_

COUNTY OF HARNETT RESIDENTIAL LAND USE APPLICATION

Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-7525 Fax: (910) 893-2793 www.harnett.org/permits

LANDOWNER: Fish Brothers Developers Mailing Address: 7440 Kenarbee Rd

City: Willow Springs State: NC Zip: 27592 Home #: \_\_\_\_\_ Contact #: \_\_\_\_\_

APPLICANT\*: Comfort Homes Inc. Mailing Address: P.O. Box 369

City: Clayton State: NC Zip: 27520 Home #: (919) 553-3242 Contact #: \_\_\_\_\_

\*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: Sherman Batten Phone # (919) 553-3242

PROPERTY LOCATION: Subdivision: Stetson Lot #: 46 Lot Acreage: 0.818

State Road #: 1448 State Road Name: Atkins Road Map Book & Page: 2008 / 199

Parcel: 04-0674-0046-46 PIN: 0665-70-4551

Zoning: AA-30 Flood Zone: X Watershed: IV Deed Book & Page: 2496 / 698 Power Company\*: Progress

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 North, Righton Rawls Church Rd.  
Left on ATKins Road, S/P on Right Moonlight Drive

PROPOSED USE: (Include Bonus room as a bedroom if it has a closet) Circle:

SFD (Size 64' x 32') # Bedrooms 3 # Baths 2.5 Basement (w/wo bath) N/A Garage Yes Deck 10' x 12' Crawl Space / Slab

Mod (Size \_\_\_\_\_ x \_\_\_\_\_) # Bedrooms \_\_\_\_\_ # Baths \_\_\_\_\_ Basement (w/wo bath) \_\_\_\_\_ Garage \_\_\_\_\_ Site Built Deck \_\_\_\_\_ ON Frame / OFF

Manufactured Home: \_\_\_\_\_ SW \_\_\_\_\_ DW \_\_\_\_\_ TW (Size \_\_\_\_\_ x \_\_\_\_\_) # Bedrooms \_\_\_\_\_ Garage \_\_\_\_\_ (site built? \_\_\_\_\_) Deck \_\_\_\_\_ (site built? \_\_\_\_\_)

Duplex (Size \_\_\_\_\_ x \_\_\_\_\_) No. Buildings \_\_\_\_\_ No. Bedrooms/Unit \_\_\_\_\_

Home Occupation # Rooms \_\_\_\_\_ Use \_\_\_\_\_ Hours of Operation: \_\_\_\_\_ #Employees \_\_\_\_\_

Addition/Accessory/Other (Size \_\_\_\_\_ x \_\_\_\_\_) Use \_\_\_\_\_ Closets in addition ( ) yes ( ) no

\*Homes with Progress Energy as service provider need to supply premise number from Progress Energy

Water Supply:  County ( ) Well (No. dwellings 1) **MUST** have operable water before final

Sewage Supply:  New Septic Tank (Complete New Tank Checklist) ( ) Existing Septic Tank ( ) County Sewer

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 (X) NO

Structures (existing or proposed) Single family dwellings 1 Manufactured Homes \_\_\_\_\_ Other (specify) \_\_\_\_\_

| Required Residential Property Line Setbacks:       | Comments: |  |
|--|-----------|--|
| Front Minimum <u>35'</u> Actual <u>35'</u>         |           |  |
| Rear <u>25'</u> <u>207'</u>                        |           |  |
| Closest Side <u>10'</u> <u>29'</u>                 |           |  |
| Sidestreet/corner lot <u>20'</u> <u>N/A</u>        |           |  |
| Nearest Building on same lot <u>N/A</u> <u>N/A</u> |           |  |

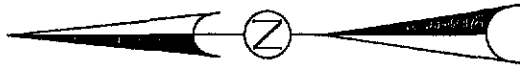
If permits are granted I agree to conform to all ordinances and laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that foregoing statements are accurate and correct to the best of my knowledge. Permit subject to revocation if false information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

Sherman Batten  
Signature of Owner or Owner's Agent

4-23-08  
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



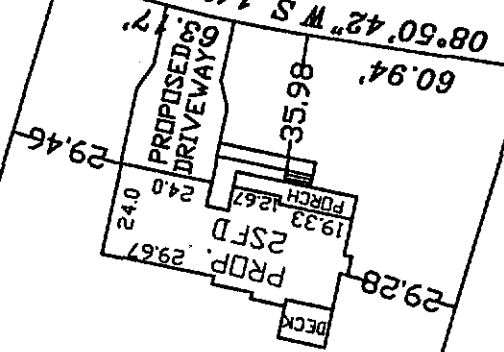
LOT 47 OF MAP  
NUMBER 2008-199

S 73°34'32" E  
276.49'

LOT 46  
0.818 ACRE

LOT 45 OF MAP  
NUMBER 2008-199

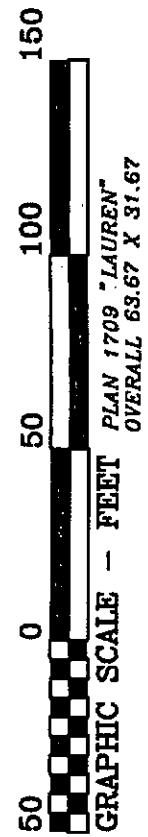
SADDLEBROOK DRIVE  
Rd. 325.00'  
A/c 63.27'  
S 08°50'42" W S 14°25'19" W



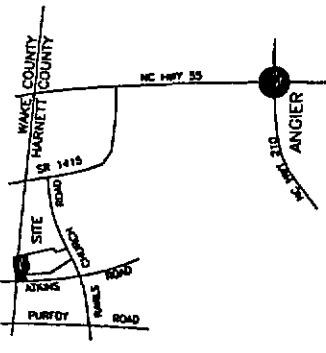
DRAWN BY: DDW & BGW  
CHECKED BY: DDW  
DATE: 03-31-2008  
SCALE: 1" = 50'  
JOB: STETSON CF  
FB:

Date 5/8/08  
#BEDROOMS 3  
USE SHED  
Zoning Administrator [Signature]

**SITE PLAN APPROVAL**  
**DISTRICT R40**  
**PLOT PLAN FOR**  
**COMFORT HOMES**  
**BLACK RIVER TOWNSHIP**  
**HARNETT COUNTY**  
**NORTH CAROLINA**



20' PUBLIC DRAINAGE EASEMENT  
N 08°02'49" E 75.98'  
N 33°38'32" E 60.64'  
FUTURE DEVELOPMENT



VICINITY MAP

- NOTE: BEING LOT 46 OF STETSON SUBDIVISION, RECORDED IN MAP NUMBER 2008 PGS. 193-196 AND RE-RECORDED IN MAP NUMBER 2008 PGS. 199-200.
- NOTE: AREA COMPUTED BY COORDINATE METHOD.
- NOTE: NO NCGS CONTROL MONUMENT WITHIN 2000'.
- NOTE: LOTS TO BE SERVED BY HARNETT COUNTY WATER AND INDIVIDUAL SEPTIC SYSTEMS.
- IMPERVIOUS SURFACE COVERAGE  
1661 SQ.FT. - HOUSE & GARAGE  
110 SQ.FT. - WALK & STEPS  
907 SQ.FT. - DRIVEWAY
- 2678 TOTAL SQ.FT. - PROPOSED COVERAGE  
12820 SQ.FT. - ALLOWABLE COVERAGE  
10142 SQ.FT. - AVAILABLE COVERAGE

NOTE: THIS PROPERTY IS SUBJECT TO EASEMENTS AND RESTRICTIONS OF RECORD.  
PRELIMINARY PLAN- NOT FOR RECORDATION, CONVEYANCES, OR SALES.

WILLIAMS - PEARCE & ASSOC., P.A.  
P. O. BOX 892  
ZEBULON, N. C.  
PHONE: 269-9605



OWNER NAME: Comfort Homes Inc.

APPLICATION #: 20014

*\*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?

*\*only at Street Right of Way*

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.

*Shirley Batten*  
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

4-23-08  
DATE

parcel - 04-0074-0046-46  
Pin - 0405-704551

# HARNETT COUNTY OPTIONS FOR BUILDING

SUBDIVISION: STET-46

ADDRESS: 62 SADDLEBROOK DRIVE

CITY/STATE: FUQUAY-VARINA, NC 27526

PLAN NUMBER/NAME: 1709GG LAUREN

SUPERINTENDENT: \_\_\_\_\_

PRE-APPROVED STATUS: \_\_\_\_\_

PROGRESS ENERGY PREMISE: 75809845

DATE: 4/10/08

|                 |                      |               |
|-----------------|----------------------|---------------|
| DIRECT VENT GAS | FIREPLACE            |               |
| N               | BAY WINDOW(S)        |               |
| 10x12           | DECK                 |               |
| 2 CAR           | GARAGE               |               |
| N               | BONUS                |               |
| Y               | CATHEDRAL CEILING(S) | <u>MASTER</u> |
| N               | SUNKEN ROOM          | _____         |
| N               | STORAGE              | _____         |
| Y               | CRAWL                |               |
|                 | ELEVATION            |               |
| N               | REVERSED             |               |

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



FOR REGISTRATION REGISTER OF DEEDS  
KIMBERLY S. HARGROVE  
HARNETT COUNTY, NC  
2008 APR 14 11:34:41 AM  
BK: 2496 PG: 698-702 FEE: \$23.00  
NC REV STAMP: \$330.00  
INSTRUMENT # 2008005967

HARNETT COUNTY TAX ID#  
0663707320

U-H-17 BY SJA

Prepared by: Senter, Stephenson & Johnson, P.A. (WCR Box #175)  
114 Raleigh St., Fuquay-Varina, NC 27526

*Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds. This instrument prepared without title examination or tax advice.*

MAIL TO: ~~XXXX~~ Andrew S. Martin,  
1026 Washington Street, Raleigh, NC 27605

Tax ID: OUT OF Pin 0663-70-7320  
Excise Tax: \$ 930.00

THIS GENERAL WARRANTY DEED, made this 11<sup>th</sup> day of April, 2008, by and between

**Fish Brothers, Inc., a North Carolina Corporation**  
7440 Kennebec Road  
Willow Spring, NC 27592 ..... hereinafter called Grantors;

and

**Comfort Homes, Inc., a North Carolina Corporation**  
P.O. Box 369  
Clayton, NC 27528 ..... hereinafter called Grantees:

**WITNESSETH.**

The designation Grantor and Grantee used herein shall include parties, their heirs, successors, and assigns, and shall include singular, plural, masculine, feminine or neuter as required by context.

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 Black River Township, Harnett County, NC and more particularly described as follows:

**SEE ATTACHED EXHIBIT A**

**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 in fee simple, has the right to convey the same in fee simple, that title is marketable and free and clear of all adverse encumbrances; and that the grantor will warrant and defend the title against the lawful claims of all persons whomsoever except for exceptions hereinafter stated.

IN WITNESS WHEREOF, the grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be executed by duly authorized officers and its seal affixed by authority of its Board of Directors, the day and year first above set forth.

Fish Brothers, Inc.  
a North Carolina Corporation

By: Homer L. Fish (SEAL)  
Homer L. Fish, Vice President

STATE OF NORTH CAROLINA  
COUNTY OF Wake

I, Sandra P. Minor, a Notary Public, do hereby certify, Homer L. Fish, Vice President, personally appeared before me this date and acknowledged that he is the Vice President of Fish Developers, Inc., A North Carolina Corporation, and that he as Vice President, being authorized to do so, executed the foregoing instrument on behalf of the corporation.

Witness my hand and official seal, this the 11<sup>th</sup> day of April, 2008.

Sandra P. Minor  
Notary Public Sandra P. Minor

My Commission Expires: 3-28-2012  
(Notary Seal)

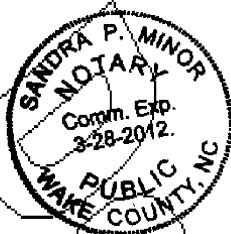


EXHIBIT A

Lot 15

BEING all of Lot 15, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 16

BEING all of Lot 16, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 17

BEING all of Lot 17, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 36

BEING all of Lot 36, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 37

BEING all of Lot 37, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 41

BEING all of Lot 41, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 45

BEING all of Lot 45, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 46

BEING all of Lot 46, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-194, Harnett County Registry, and re-recorded at Map Number 2008-199, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 20

BEING all of Lot 20, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-195, Harnett County Registry, reference to which is hereby made for greater certainty of description.

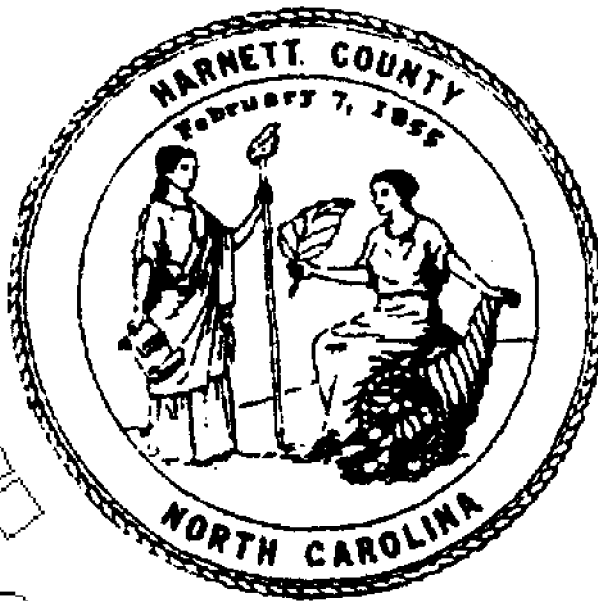
Subject to easements, rights of way, protective covenants and other matters of public record.

Lot 21

BEING all of Lot 21, Stetson Subdivision, as shown on a plat entitled "Final Plat For: Stetson Subdivision" as recorded at Map Number 2008-195, Harnett County Registry, reference to which is hereby made for greater certainty of description.

Subject to easements, rights of way, protective covenants and other matters of public record.





KIMBERLY S. HARGROVE  
REGISTER OF DEEDS, HARNETT  
305 W CORNELIUS HARNETT BLVD  
SUITE 200  
LILLINGTON, NC 27546

Filed For Registration: 04/14/2008 11:34:41 AM

Book: RE 2496 Page: 698-702

Document No.: 2008005967

DEED 5 PGS \$23.00

NC REAL ESTATE EXCISE TAX: \$930.00

Recorder: ANGELA J BYRD

State of North Carolina, County of Harnett

KIMBERLY S. HARGROVE , REGISTER OF DEEDS

**DO NOT DISCARD**

**\*2008005967\***

2008005967