

Initial Application Date: 5/19/08

Application # 0850020099

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: JONATHAN COLLINS BOONE Mailing Address: 6432 WHITTEN RD.

City: FUQUAY-VARINA State: NC Zip: 27526 Home # (919) 552-5139 Contact #: (919) 868-7631

APPLICANT: BOONE HOMES, INC (FRANK BOONE) Mailing Address: 6432 WHITTEN RD.

City: FUQUAY-VARINA State: NC Zip: 27526 Home # (919) 552-5139 Contact #: (919) 868-8803

\*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: FRANK BOONE Phone #: 868-8803

PROPERTY LOCATION: Subdivision: AUSTIN FARMS LOT #: 5 LOT Acreage: 2.12

State Road #: \_\_\_\_\_ State Road Name: \_\_\_\_\_ Map Book & Page: 2006/764

Parcel: 050645-0005-04 PIN: 0645-18-2932.000

Zoning: RA30 Flood Zone: 110 Watershed: NA Deed Book & Page: 2509, 784 Power Company: PROGRESS ENERGY

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: TAKE HWY 42 WEST FROM FUQUAY - TURN LEFT ONTO LONNIE BETTE DR. (RAMP BESIDE DUNCAN JUNCTION) LOT 5 IS AT END OF CUL DE SAC

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

SFD (Size 50'2" x 66'4") # Bedrooms 3 # Baths 2 Basement (w/wo bath) \_\_\_\_\_ Garage \_\_\_\_\_ Deck \_\_\_\_\_ Circle: 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 30' x 24') Use Future Garage 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 \_\_\_\_\_) **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 ( ) NO

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

**Required Residential Property Line Setbacks:**

Front	Minimum <u>35</u>	Actual <u>69.4</u>
Rear	<u>25</u>	<u>198</u>
Closest Side	<u>10</u>	<u>45.5</u>
Side street/corner lot	<u>-</u>	<u>-</u>
Nearest Building on same lot	<u>10</u>	<u>18</u>

Comments: \_\_\_\_\_

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.

Signature of Owner or Owner's Agent \_\_\_\_\_ Date 5/19/08

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

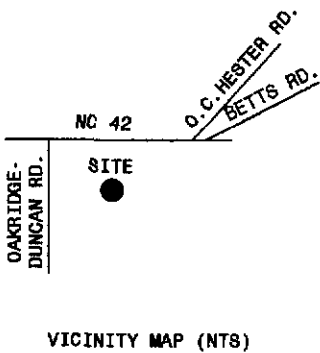
A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) AND PLAT ARE REQUIRED WHEN APPLYING FOR LAND USE APPLICATION Please use Blue or Black Ink ONLY

Curve	Radius	Length	Chord	Chord Bear.
C1	50.00'	68.16'	63.00'	N 64°22'11" E

IMPERVIOUS SURFACE TABLE

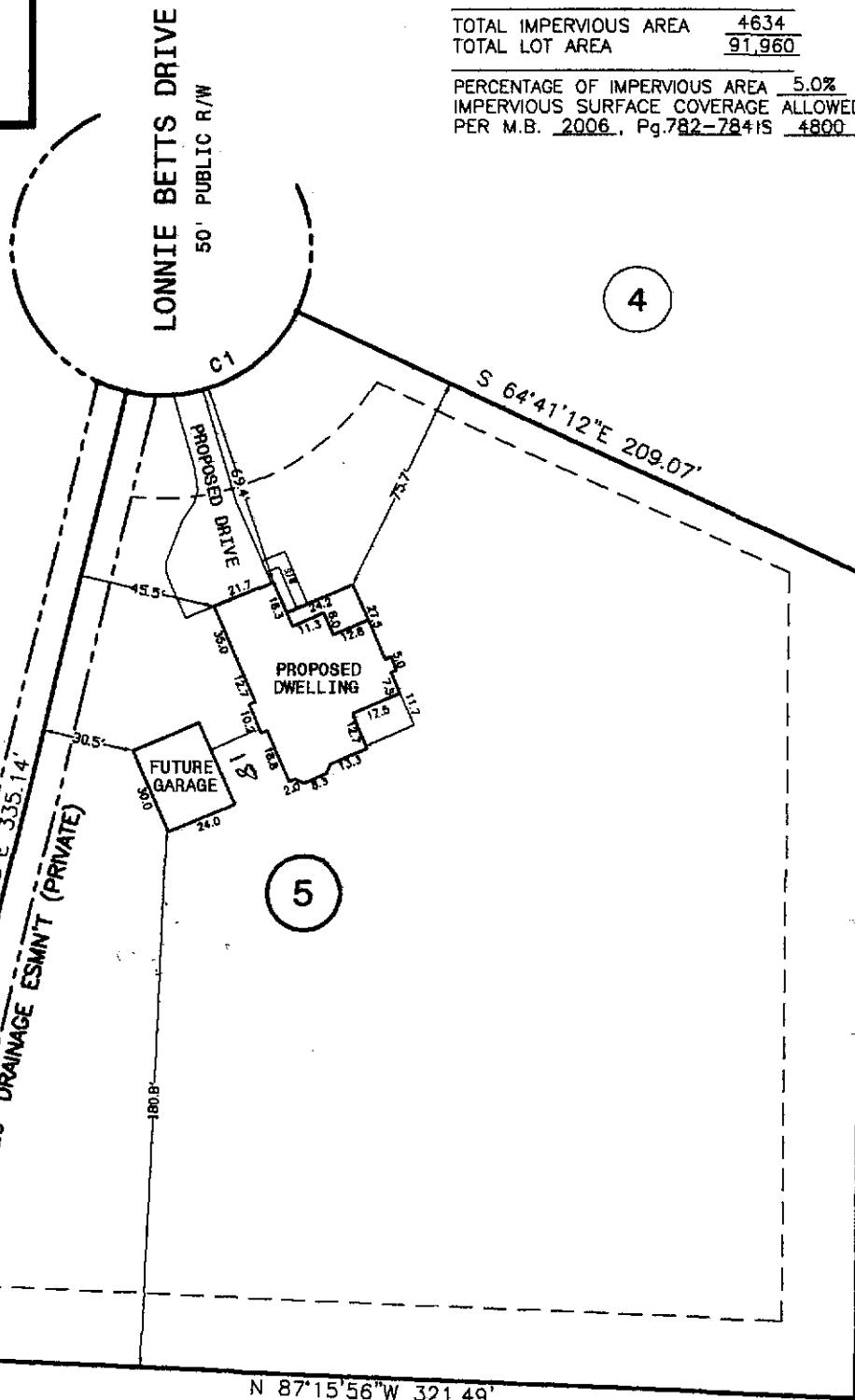
HOUSE & GARAGE	3216
DRIVEWAY	1323
SIDEWALK	95
TOTAL IMPERVIOUS AREA	4634
TOTAL LOT AREA	91,960

PERCENTAGE OF IMPERVIOUS AREA 5.0%  
 IMPERVIOUS SURFACE COVERAGE ALLOWED  
 PER M.B. 2006, Pg.782-784 IS 4800 Sq. Ft.



- LEGEND
- NTS NOT TO SCALE
  - EIP EXISTING IRON PIPE
  - PP POWER POLE
  - W/M WATER METER
  - TB TELEPHONE BOX
  - IPS IRON PIPE SET
  - CP&L TRANSFORMER
  - CATV CABLE TV BOX
  - L. POLE LIGHT POLE
  - OHPL OVERHEAD POWER LINE
  - F.E.S. FLARED END SECTION (PIPE)
  - RCP REINFORCED CONC. PIPE
  - B.O.C. BACK OF CURB
  - F.H. FIRE HYDRANT
  - C/O SEWER CLEAN OUT
  - EIS EXISTING IRON STAKE
  - M.H. MANHOLE
  - ECM EXISTING CONCRETE MONUMENT
  - P.K. PARKER KALON NAIL

SITE PLAN APPROVAL  
 DISTRICT RA3D USE SFD  
 #BEDROOMS 3  
 Date 5/19/08  
 Zoning Administrator [Signature]



NOTE: SHOWN IS LOT 5 OF  
 AUSTIN FARMS S/D  
 REF: M.N. 2006 PG. 782-784

BETTS PROPERTIES LLC  
 D.B. 2322, PG. 954



AREA = 2.111 ACRES  
 .115 LONNIE BETTS DRIVE

THIS IS TO CERTIFY THAT THIS MAP WAS PREPARED FROM AN ACTUAL SURVEY OF THE PREMISES, MADE UNDER MY SUPERVISION, AND THAT THERE ARE NOT ANY ENCROACHMENTS, EXCEPT AS NOTED TO THE BEST OF MY KNOWLEDGE. THAT THE RATIO OF PRECISION AS CALCULATED BY LATITUDES AND DEPARTURES IS 1:10,000. THIS MAP WAS PREPARED FOR FOR TITLE COMPANY USE AND IS NOT INTENDED FOR RECORDATION OR CONVEYANCES WITHOUT WRITTEN AUTHORIZATION OF THE SURVEYOR AND OTHER APPROPRIATE OFFICIALS.  
 PROFESSIONAL LAND SURVEYOR  
 L-3247

PRELIMINARY PLAT  
 NOT FOR RECORDATION

PRELIMINARY PLOT PLAN FOR:  
**BOONE HOMES**

BUCKHORN TWSP., HARNETT CO., N.C.  
 SCALE 1" = 60' REVISED MAY 18, 2008

MAULDIN - WATKINS SURVEYING, P.A.  
 P.O. BOX 444 / 1301 W. BROAD ST.  
 FUQUAY VARINA, NORTH CAROLINA 27526  
 (919) 552-9326

DONALD W. BETTS  
 M.N. 2001, PG. 225

NAME: JONATHAN C. BOODE

APPLICATION #: 20099

**\*This application to be filled out when applying for a septic system inspection.\***

**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)

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

- Place "pink property flags" on each corner iron of lot. All property lines must be clearly flagged approximately every 50 feet between corners.
- Place "orange house corner flags" at each corner of the structure site. Use additional flags to outline driveways, garages, decks, out buildings, swimming pools, etc. Place flags per site plan developed at/for Central Permitting.
- 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. *Do not grade property.*
- 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 use code 800 (after selecting notification permit if multiple permits) 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** 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 & select notification permit if multiple permits, then use 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.

**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       Conventional       Any  
 Alternative       Other \_\_\_\_\_

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.

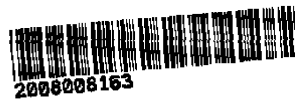
- YES     NO    Does the site contain any Jurisdictional Wetlands?  
 YES     NO    Do you plan to have an irrigation system now or in the future?  
 YES     NO    Does or will the building contain any drains? Please explain. \_\_\_\_\_  
 YES     NO    Are there any existing wells, springs, waterlines or Wastewater Systems on this property?  
 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)

5/16/08  
DATE



FOR REGISTRATION REGISTER OF DEEDS  
KIMBERLY S. HARGROVE  
HARNETT COUNTY, NC  
2008 MAY 15 03:27:08 PM  
BK: 2509 PG: 784-786 FEE: \$17.00  
NC REV STAMP: \$85.00  
INSTRUMENT # 2008008163

HARNETT COUNTY TAX ID#

05-0045-0005-04

5-15-08 BY K180

Prepared by: Senter, Stephenson & Johnson, P.A.  
Fuquay-Varina, NC 27526-0446  
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.

Tax ID: 050645 0005 04  
Excise Tax: \$85.00

THIS GENERAL WARRANTY DEED, made this 15th day of May, 2008, by and between:

**FRANCIS REALTY, INC., a North Carolina Corporation**  
PO Box 305  
Fuquay-Varina, NC 27526 ..... hereinafter called Grantors;

to:  
**JONATHAN COLLINS BOONE, single**  
6432 Whitted Road  
Fuquay-Varina, NC 27526 ..... 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 Buckhorn Township, Harnett County, NC and more particularly described as follows:

**BEING all of Lot 5 Austin Farms Subdivision, as shown on plat of survey recorded in Map #2006, pages 782-784, Harnett County Registry, reference to which is hereby made for greater certainty of description.**

**SUBJECT to Protective Covenants recorded in Book 2277, page 984, Harnett County Registry.**

**ALSO, SUBJECT to general services easements, restrictions and rights of way of public record; and 2008ad valorem taxes.**

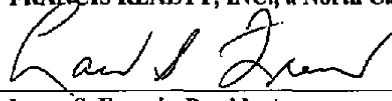
**SEE DEED: Book 1947, page 602.**

**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.

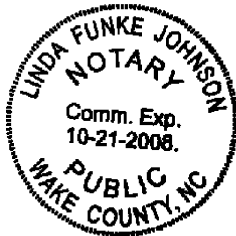
FRANCIS REALTY, INC., a North Carolina Corporation

By:  (SEAL)  
Larry S. Francis, President

NORTH CAROLINA  
COUNTY OF WAKE

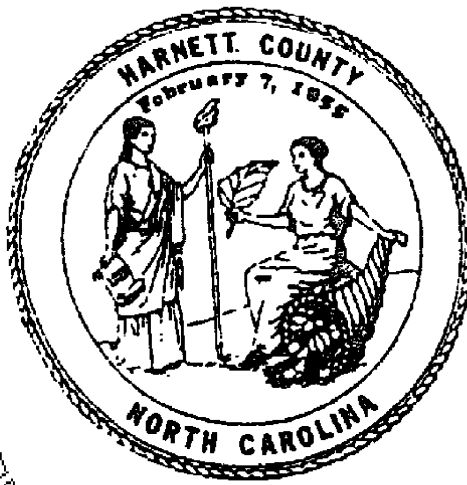
I, Linda Funke Johnson, a Notary Public of Wake County, North Carolina, do hereby certify that LARRY S. FRANCIS personally appeared before me this day and acknowledged that he is President of Francis Realty, Inc., a North Carolina Corporation, and that by authority duly given and as the act of the corporation the foregoing instrument was signed in its name by him as the officer aforesaid.

Witness my hand and notary stamp or seal, this the 15<sup>TH</sup> day of May, 2008.



  
Linda Funke Johnson, notary public

My commission expires: 21 OCT 08



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

Filed For Registration: 05/15/2008 03:27:08 PM

Book: RE 2509 Page: 784-786

Document No.: 2008008163

DEED 3 PGS \$17.00

NC REAL ESTATE EXCISE TAX: \$85.00

Recorder: TRUDI S WESTER

State of North Carolina, County of Harnett

KIMBERLY S. HARGROVE , REGISTER OF DEEDS

**DO NOT DISCARD**

**\*2008008163\***

2008008163