

R

Initial Application Date: 5/22/08

Application # 0850020134

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: S? D Howe Builders LLC Mailing Address: 149 Colt Ave

City: COATS State: NC Zip: 27521 Home #: (919) 669-6327 Contact #: SAME

APPLICANT: S? D Howe Builders LLC Mailing Address: 149 Colt Ave

City: COATS State: NC Zip: 27521 Home #: (919) 669-6327 Contact #: SAME

\*Please fill out applicant information if different than landowner  
CONTACT NAME APPLYING IN OFFICE: Shane Barefoot Phone #: (919) 669-6327

PROPERTY LOCATION: Subdivision: Pepperman Hill Lot #: 35 Lot Acreage: .45

State Road #: — State Road Name: Howe Rd Map Book & Page: 2006/1895

Parcel: 039577 0028 35 PIN: 9578-80-2432.000

Zoning: RA20R Flood Zone: X Watershed: NA Deed Book & Page: 2304/543 Power Company\*: Progress

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON:  Hwy 27 W, Right Howe Rd, Subdivision on left.

- PROPOSED USE: (Include Bonus room as a bedroom if it has a closet) Circle:
- SFD (Size 40 x 56'6") # Bedrooms 3 # Baths 2 1/2 Basement (w/wo bath) N/A Garage YES Deck PAV 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 —) **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) —

<b>Required Residential Property Line Setbacks:</b>	<b>Comments:</b>
Front Minimum <u>35</u> Actual <u>40'</u>	_____
Rear <u>25</u> <u>63'4"</u>	_____
Closest Side <u>10</u> <u>35'</u>	_____
Sidestreet/corner lot <u>20</u> <u>35'</u>	_____
Nearest Building on same lot <u>10</u> <u>—</u>	_____

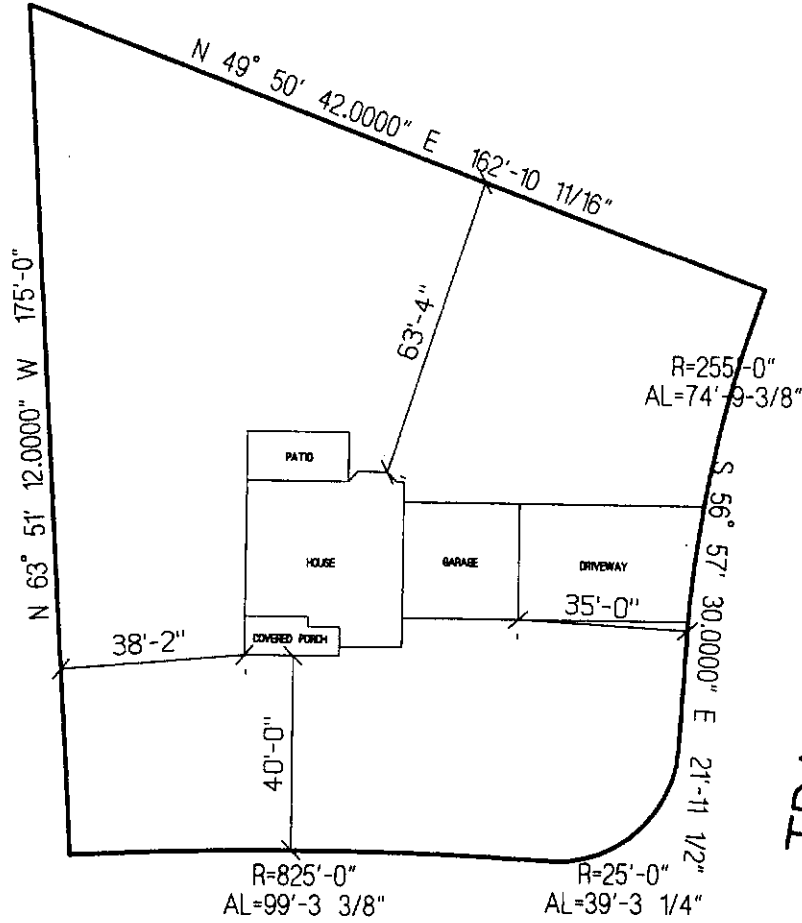
If permits are granted I agree to conform to all ordinances and laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that foregoing statements are accurate and correct to the best of my knowledge. Permit subject to revocation if false information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

[Signature]  
Signature of Owner or Owner's Agent

5/22/08  
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



TRAIL RIDER LANE

OLD CORRAL AVENUE

**S & D HOMEBUILDERS  
THE MANCHESTER  
LOT # 35 PERSIMMON HILL  
SCALE: 1"=40'**

SITE PLAN APPROVAL

DISTRICT RA20R USE SFD

#BEDROOMS 3

Date 5/22/08 [Signature]  
Zoning Administrator

OWNER NAME: S E D Home Builders LLC

APPLICATION #: 20134

**\*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)

5/22/08  
DATE



FOR REGISTRATION REGISTER OF DEEDS  
 KIMBERLY S. HARGROVE  
 HARNETT COUNTY, NC  
 2008 MAY 14 04:42:16 PM  
 BK: 2509 PG: 466-468 FEE: \$17.00  
 NC REV STAMP: \$52.00  
 INSTRUMENT # 2008008094

HARNETT COUNTY TAX ID#

03-9577-0028-35

5-14-08 EY87LP

**NORTH CAROLINA  
 GENERAL WARRANTY DEED**

Excise Tax: \$52.00

Recording Time, Book and Page:

Tax Map No.

Parcel Identifier No: 039577 0028 35

Mail after recording to: Lynn A. Matthews, 108 Commerce Drive, Ste B, Dunn, NC 28334

This instrument was prepared by: Lynn A. Matthews, Attorney at Law

THIS DEED made this 13th day of May, 2008 by and between

**GRANTOR**

**S & K Homes Bldrs, LLC**  
 a North Carolina Limited Liability Company  
 5711 Clovis Ridge Drive  
 Wake Forest, NC 27587

**GRANTEE**

**S & D Homebuilders, LLC**  
 A North Carolina Limited Liability Company  
 149 Colt Avenue  
 Coats, NC 27521  
 Property Address: Lot 35 Persimmon Hill Subdivision, Sanford, NC 27330

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

WITNESSETH, that 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 and more particularly described as follows:

**Being all of Lot No. 35 of Persimmon Hill Subdivision as shown on plat map recorded in Map Number 2006-894 thru 896, Harnett County Registry. Reference to said map is hereby made for greater certainty of description.**

All or a portion of the property hereinabove described was acquired by Grantor by instrument recorded in Book 2304, Page 543, Harnett County Registry.

A map showing the above described property is recorded in Plat Book 2006, Page 894-896, and referenced within this instrument.

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

Title to the property hereinabove described is subject to the following exceptions:

- 1. 2008 ad valorem taxes which are not yet payable
- 2. Restrictions, easements and rights of way as they appear of record
- 3. Restrictive Covenants recorded in Book 2304, Page 533, Harnett County Registry.

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officer(s), the day and year first above written.

S & K Homes Bldrs, LLC a NC Limited Liability Company

(SEAL)

By: Kenneth Jordan  
Kenneth Jordan  
Title: Member/Manager

(SEAL)

By: \_\_\_\_\_  
Title: \_\_\_\_\_

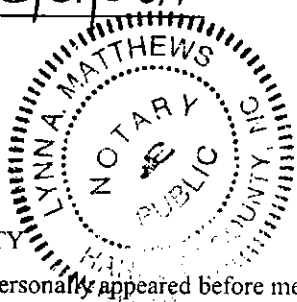
(SEAL)

(SEAL)

NORTH CAROLINA \_\_\_\_\_ COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: Kenneth Jordan. Witness my hand and official stamp or seal, this the 19th day of May, 2008.

My Commission Expires: 5/31/2011



Notary Public

Print Notary Name: Lynn A. Matthews

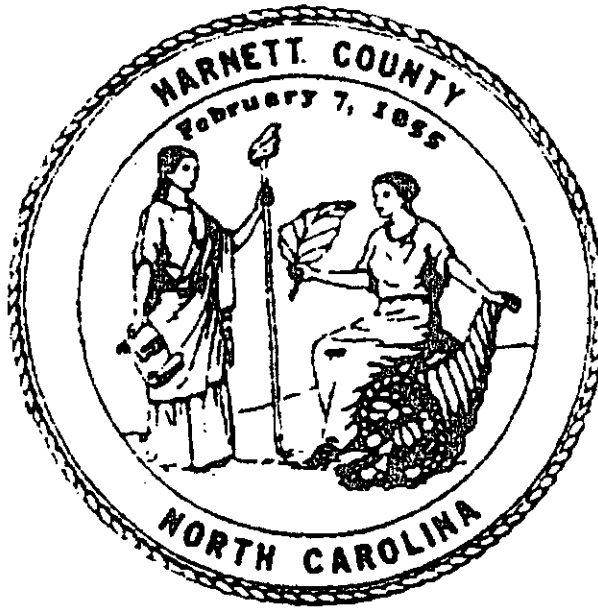
NORTH CAROLINA \_\_\_\_\_ COUNTY

I certify that the following person(s) personally appeared before me this day, each acknowledging to me that he or she signed the foregoing document: \_\_\_\_\_ . Witness my hand and official stamp or seal, this the \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

My Commission Expires: \_\_\_\_\_

Notary Public

Print Notary Name: \_\_\_\_\_



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

\*\*\*\*\*

Filed For Registration: 05/14/2008 04:42:16 PM  
Book: RE 2509 Page: 466-468  
Document No.: 2008008094  
DEED 3 PGS \$17.00  
NC REAL ESTATE EXCISE TAX: \$52.00  
Recorder: TRUDI S WESTER

State of North Carolina, County of Harnett

KIMBERLY S. HARGROVE , REGISTER OF DEEDS

**DO NOT DISCARD**

**\*2008008094\***

2008008094