

Initial Application Date: 11/5/11

Application # 1150025842

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: Village of Lexington, LLC Mailing Address: P.O. Box 1328

City: Cary State: NC Zip: 27512 Contact # Frank Floyd Email: LFFJR1@aol.com

APPLICANT*: Royal Oaks Building Group, LLC Mailing Address: 1210 Trinity Road, Suite 102

City: Raleigh State: NC Zip: 27607 Contact # 919-233-3886 Email: ktalbot@royaloaksbg.com

*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: Kelly Talbot Phone # 919.233.3886 x301

PROPERTY LOCATION: Subdivision: Village of Lexington Lot #: 164 Lot Size: 6459^{SF}

State Road # 75 State Road Name: Reel Coat Drive Map Book&Page: 2009 / 227

Parcel: 09956604 0011 71 PIN: 9594-19-9609.000

Zoning: RA-2DR Flood Zone: NO Watershed: NO Deed Book&Page: 02300 / 0836 Power Company*: South River

*New structures with Progress Energy as service provider need to supply premise number OTP from Progress Energy.

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: From Spring Lake, take Hwy 87 North. Turn left on Plantation Drive.

Turn right on Crutchfield Drive. Right on Bicentennial. Left on Noble.

PROPOSED USE:

- SFD: (Size 36' x 43') # Bedrooms: 3 # Baths 2.5 Basement (w/wo bath): _____ Garage: Deck: _____ Crawl Space: _____ Slab:
(Is the bonus room finished? () yes () no w/ a closet? () yes () no (if yes add in with # bedrooms)
- Mod: (Size _____ x _____) # Bedrooms _____ # Baths _____ Basement (w/wo bath) _____ Garage: _____ Site Built Deck: _____ On Frame _____ Off Frame _____
(Is the second floor finished? () yes () no Any other site built additions? () yes () no
- Manufactured Home: _____ SW _____ DW _____ TW (Size _____ x _____) # Bedrooms: _____ Garage: _____ (site built? _____) Deck: _____ (site built? _____)
- Duplex: (Size _____ x _____) No. Buildings: _____ No. Bedrooms Per Unit: _____
- Home Occupation: # Rooms: _____ Use: _____ Hours of Operation: _____ #Employees: _____
- Addition/Accessory/Other: (Size _____ x _____) Use: _____ Closets in addition? () yes () no

Water Supply: County _____ Existing Well _____ New Well (# of dwellings using well _____) *MUST have operable water before final

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

Does owner of this tract of land, own land that contains a manufactured home within five hundred feet (500') of tract listed above? () yes () no

Structures (existing or proposed): Single family dwellings: _____ Manufactured Homes: _____ Other (specify): _____

Required Residential Property Line Setbacks:

Comments: _____

Front Minimum 30 Actual 32.9

Rear 25 44.0

Closest Side 5 5.2

Sidestreet/corner lot 20 20

Nearest Building on same lot _____

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.

Daniel M. [Signature]
Signature of Owner or Owner's Agent

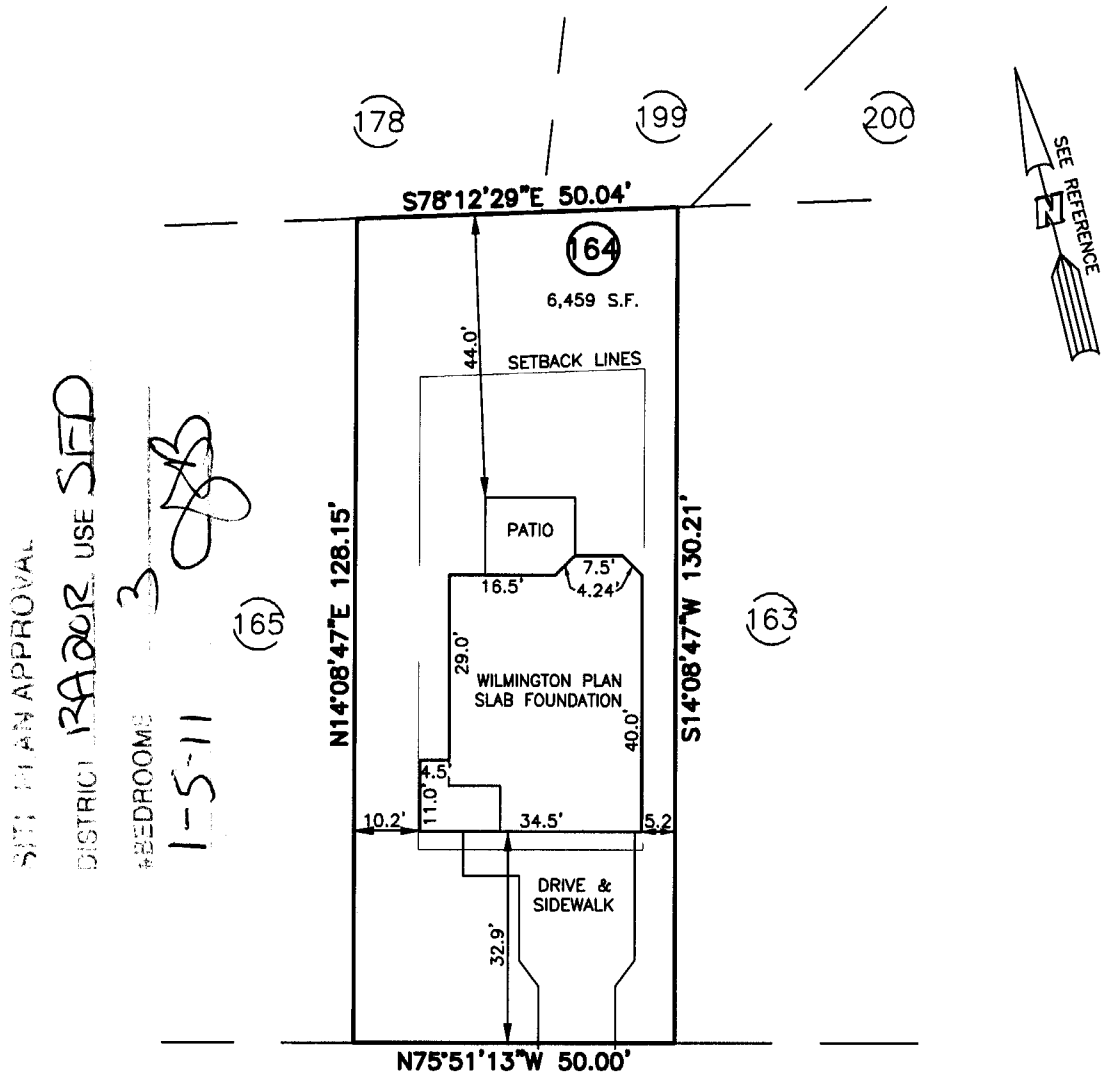
12/30/10
Date

****This application expires 6 months from the initial date if permits have not been issued****

A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) AND PLAT ARE REQUIRED WHEN APPLYING FOR LAND USE APPLICATION

PLOT PLAN FOR
ROYAL OAKS BUILDING GROUP, LLC

75 RED COAT DRIVE
 LOT 164, LEXINGTON PLANTATION, VILLAGE AT LEXINGTON, PART 2
 ANDERSON CREEK TOWNSHIP, HARNETT COUNTY, NORTH CAROLINA



RED COAT DRIVE
 40' PUBLIC R/W

SETBACK INFO

FRONT:	_____	30'
REAR:	_____	25'
ONE SIDE:	_____	5'
ONE SIDE:	_____	10'
CORNER SIDE:	_____	20'

LEGEND

() FIELD MEASUREMENT	NDH NEW DRILL HOLE
BFP BACK FLOW PREVENTER	NIP NEW IRON PIPE
CI CURB INLET	NPK NEW PK NAIL
CO SEWER CLEANOUT	OHW OVERHEAD WIRES
ECM EXISTING CONCRETE MONUMENT	PNS POINT NOT SET
EDH EXISTING DRILL HOLE	TP TELEPHONE PEDESTAL
EIS EXISTING IRON STAKE	TR TRANSFORMER
EIP EXISTING IRON PIPE	TV CABLE TV PEDESTAL
EPK EXISTING PK NAIL	UP UTILITY POLE
ES ELECTRIC STUB	WM WATER METER
FES FLARED END SECTION	WV WATER VALVE
LP LIGHT POLE	YI YARD INLET
MF MANHOLE	

REFERENCES:

B.M. 2009, PGS. 227-229

NOTES

1. NOT FOR RECORDING IN MAP BOOKS.
2. THIS SURVEY SUBJECT TO ANY FACTS THAT MAY BE DISCLOSED BY A FULL AND ACCURATE TITLE SEARCH.



FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HANCOCK
HARNETT COUNTY, NC
2006 NOV 02 10:15:37 AM
BK: 2300 PG: 836-841 FEE: \$28.00

INSTRUMENT # 2006020706

HARNETT COUNTY TAX ID#

09-9566-01-0011
to 09-9566-01-0282

112-11 BY SKP

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax:

Parcel I. D. All of 09-9566-01-0011 and portion of 09-9566-01-0282

Brief Description for the Index:

Prepared by: Dan Rizzo, Attorney

Mail/Hold after recording to: Dan Rizzo, Attorney

THIS DEED, made this 31st day of October, 2006, by and between

PIERCE DEVELOPMENT, LLC, a North Carolina Limited Liability Company
GRANTOR, having an address of: Post Office Box 2704, Surf City, NC 28445

And

VILLAGE OF LEXINGTON, LLC, a North Carolina Limited Liability Company,
GRANTEE, having an address of: Post Office Box 2704, Surf City, NC 28445

[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 situated in the Anderson Creek Township, Harnett County, North Carolina, and more particularly described as follows:

See attached Exhibit "A" for legal description

A map showing the above described property is recorded in Map Book 2006, at Page 592.

Grantor acquired subject property by deed recorded in Book 2255, Page 103 and Book 2275, Page 65, Harnett County Registry, North Carolina.

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, other than the following exceptions:

Restrictions and Easements of record, if any.

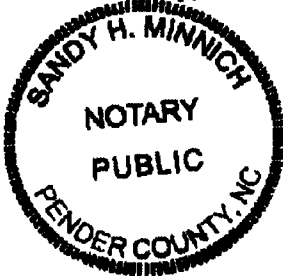
IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

PIERCE DEVELOPMENT, LLC

Jimmy A. Pierce
Jimmy A. Pierce, Member/Manager

(SEAL)

(Affix Seal-Stamp)



State of North Carolina, County of Pender

I, the undersigned a Notary Public of the County and State aforesaid, certify that Jimmy A. Pierce, personally came before me this day and acknowledged that he is the Member/Manager of PIERCE DEVELOPMENT, LLC, a limited liability company and that by authority duly given and as the act of the entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and official stamp or seal this 31st day of October, 2006.

My Commission Expires:

10-9-10

Sandy H. Minnich
Notary Public

EXHIBIT "A"

TRACT I

BEING ALL OF TRACT 1, CONTAINING 92.26 ACRES, AS SHOWN ON A MAP ENTITLED "BOUNDARY SURVEY DAVID E. SAWYER AND JEAN W. SAWYER" PREPARED BY MCKIM & CREED, AND RECORDED IN MAP BOOK 2006 AT PAGE 592, HARNETT COUNTY REGISTRY, REFERENCE TO WHICH MAP IS HEREBY MADE FOR A MORE PARTICULAR DESCRIPTION

TOGETHER WITH AND SUBJECT TO THAT PROPOSED NON-EXCLUSIVE ONE HUNDRED (100) FOOT ACCESS EASEMENT AS SHOWN ON THE AFOREMENTIONED MAP.

EXHIBIT "A" CONTINUED

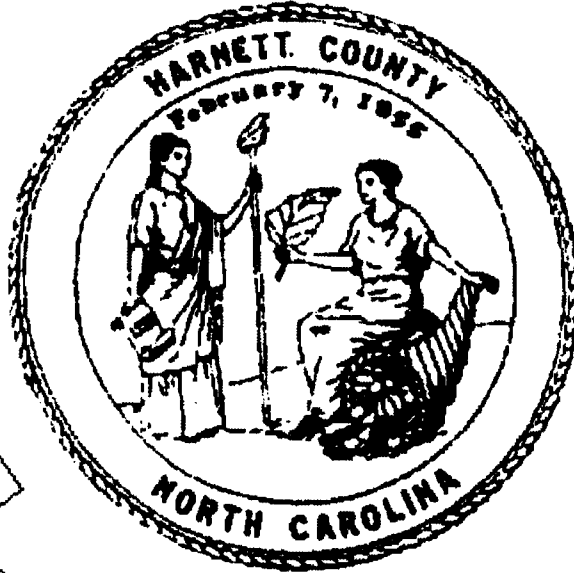
TRACT II

BEGINNING at an iron stake, the southwest corner of described property, iron stake also being the southeast corner of Lot 26, Richmond Park S/D, Section 1 recorded in Map Book 2003, page 997, and thence runs with Richmond Park S/D, Section 1 N 29 ° 43' 06" E 175.03 feet to an existing iron stake on the Southern right-of-way margin of Crutchfield Dr. (50' Public R/W); thence continuing N 30 ° 05' 25" E 25.00 feet to a point located in the centerline of Crutchfield Dr. (50' Public R/W); thence running a new line with Pierce Development LLC (DB 2275, Pg. 65) also the centerline of proposed Crutchfield Dr (extension) the following courses and distances: S 58 ° 03' 58" E 135.36 feet to a point of curvature; thence continuing with a curve having a Length of 12.55', a Radius of 300.00', Chord Distance - S 61 ° 26' 46" E 12.55 feet to a point of tangency; thence continuing S 62 ° 38' 41" E 51.20 feet to a point of curvature; thence continuing with a curve having a Length of 108.27', a Radius of 299.98', a Chord Distance S 72 ° 59' 02" E 107.69 feet to a point of tangency; thence running S 83 ° 19' 23" E 420.15 feet to a point of curvature; thence continuing with a curve having a Length of 92.66', a Radius of 230.00', and a Chord Distance S 71 ° 46' 56" E 92.03 feet to a point of tangency; thence running S 60 ° 14' 28" E 80.87 feet to a new corner with Pierce Development LLC (DB 2275, Pg 65); thence continuing a new line with Pierce Development LLC (DB 2275, Pg 65) S 29 ° 45' 32" W 122.89 feet to a point of curvature; thence continuing with a curve having a Length of 103.41', Radius of 250.00', and a Chord Distance S 23 ° 31' 10" W 103.04 feet to a point of tangency; thence continuing S 15 ° 03' 15" W 184.87 feet to a new point in the line with Pierce

Development LLC (DB 225, Pg 103); thence running with the property of Pierce

Development LLC (DB 225, Pg 103) N 60 ° 14 ' 40 " W 919.70 feet to the POINT OF
BEGINNING, containing 5.81 Acres, more or less.

This property is taken from the tract of Pierce Development LLC (DB 2275 Pg 65)



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

Filed For Registration: 11/02/2006 10:15:37 AM

Book: RE 2300 Page: 836-841

Document No.: 2006020706

DEED 6 PGS \$28.00

Recorder: ELMIRA MCLEAN

State of North Carolina, County of Harnett

KIMBERLY S. HARGROVE , REGISTER OF DEEDS

DO NOT DISCARD

2006020706

2006020706