

Initial Application Date: 2-21-12

Application # 1250028401

COUNTY OF HARNETT RESIDENTIAL LAND USE APPLICATION  
Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-7525 ext:2 Fax: (910) 893-2793 www.harnett.org/permits

"A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) & SITE PLAN ARE REQUIRED WHEN SUBMITTING A LAND USE APPLICATION"

LANDOWNER: D.R. Horton, Inc. Mailing Address: 2000 Revival Center Pkwy Suite 100  
City: Maxwellville State: NC Zip: 27520 Contact No: 919460-2933 Mail: minguy ed@horton.com

APPLICANT: (Same as above)  
City: \_\_\_\_\_ State: \_\_\_\_\_ Zip: \_\_\_\_\_ Contact No: \_\_\_\_\_ Email: \_\_\_\_\_  
\*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: Bryan Radland Phone # 919-796-6351

PROPERTY LOCATION: Subdivision: Cypress Point Lot # 10 Lot Size: .666AC  
State Road # 107 State Road Name: Cypress Church Rd Map Book & Page: 2011.575  
Parcel: 09 9544 0024 09 PIN: 9553-68-4900.000  
Zoning: RA20M Flood Zone: X Watershed: III Deed Book & Page: 2916.642 Power Company: Central Electric

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

PROPOSED USE:

- SFD: (Size 38 x 50.50) # Bedrooms: 4 # Baths: 2.5 Basement(w/w bath): \_\_\_\_\_ Garage:  Deck: \_\_\_\_\_ Crawl Space: \_\_\_\_\_ Slab: \_\_\_\_\_ Monolithic 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/w 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

Does the property contain any easements whether underground or overhead  yes  no

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

Required Residential Property Line Setbacks:

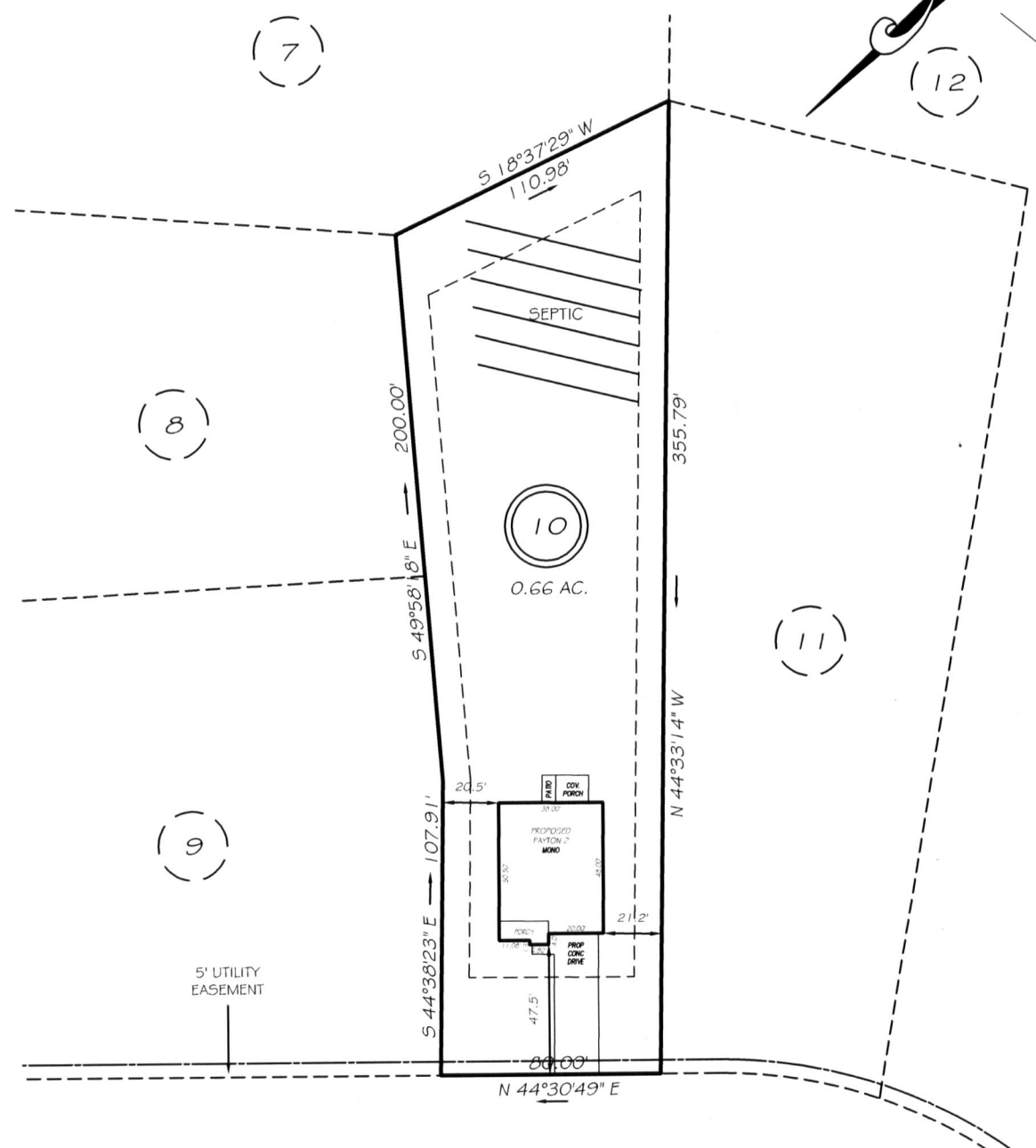
Front	Minimum	<u>35'</u>	Actual	<u>47.5</u>
Rear		<u>25'</u>		<u>25'</u>
Closest Side		<u>5'</u>		<u>20.5</u>
Sidestreet/corner lot				
Nearest Building on same lot				

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



I, MICHAEL P. GRIFFIN, certify that under my direction and supervision this map was drawn from an actual field survey; that the error of closure of the survey as calculated by coordinates is 1: 10,000+; that the area shown hereon was calculated by coordinates.  
 Witness my hand and seal this day of MONTH 2012.

BK 2011 PG 575  
 HARNETT CO. REGISTRY



SITE PLAN APPROVAL OLDE CYPRESS POINT

DISTRICT RR-100 USE SFD 50' PUBLIC RW

#BEDROOMS 4  
2-21-12  
 Zoning Administrator

SETBACKS

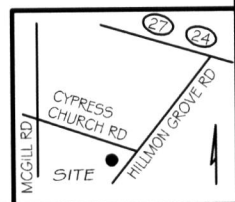
FRONT	35'
REAR	25'
SIDE	10'
CORNER SIDE	20'

REVISION: BACK 10' 2/20/12

**PRELIMINARY**  
 NOT FOR RECORDATION,  
 SALES OR CONVEYANCE

LEGEND

EIP	EXISTING IRON PIPE	FE9	FLARED END SECTION
IPS	IRON PIPE SET	WM	WATER METER
R/W	RIGHT OF WAY	CO	CLEAN OUT
N/F	NOW OR FORMERLY	FH	FIRE HYDRANT
EIS	EXISTING IRON STAKE	CB	CATCH BASIN



**GLS** GRIFFIN LAND SURVEYING, INC.  
 P. O. BOX 148  
 FUQUAY-VARINA, NC 27526  
 (919) - 567-1963

**PLOT PLAN**  
 FOR  
**D.R. HORTON**  
**CYPRESS POINTE**  
**LOT 10**  
 OLDE CYPRESS POINT  
 CAMERON, N.C.  
 CUMBERLAND CO. JOHNSONVILLE TOWNSHIP

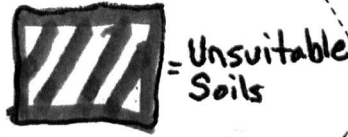
DRAWN BY <u>NMF</u>	DATE <u>2/17/12</u>
CHECKED BY <u>MPG</u>	SCALE <u>1" = 60'</u>

# EXHIBIT H: "SOILS REPORT MAP"

PRELIMINARY PLAT  
NOT FOR RECORDATION  
CONVEYANCES OR SALES

DEED REFERENCES: DEED BK 2240, PAGE 283  
MAP REFERENCE: MAP BK 22, PAGE 08

PN # 8533-08-0912.000  
PN # 8533-08-0641.000  
PARCEL ID # 098544 0033  
PARCEL ID # 098544 0034



28.23 AC. TOTAL  
31 LOTS TOTAL  
17 LOTS - PHASE ONE  
14 LOTS - PHASE TWO  
4.0 AC. IMPERVIOUS AREA (14%)  
1.1 UNITS PER ACRE.

### NEW STREETS

"OLDE CYPRESS PT." = 942'  
"HIGHGREEN PT." = 526'  
"HONEY BROOK CT." = 280'

NOTE: ALL CUL-DE-SACS ARE 100' IN DIAMETER.

NOTE: ALL STREETS SHALL BE DESIGNED AND CONSTRUCTED TO LOT STANDARDS AND PUBLICLY DEDICATED.

NOTE: STREETScape, BUFFERS, SIGN & DRAINAGE EASEMENTS IF REQUIRED TO BE MAINTAINED BY THE AFFECTED LOT OWNERS.

I hereby certify that the development depicted herein has been granted preliminary approval by the Hermit County Planning and Zoning Commission and that the same is being prepared for final recordation in the Hermit County Office of Registrar of Deeds within thirty days of the date hereof.

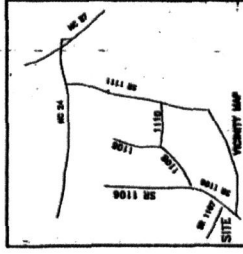
Development by: BOB & CHRISTINE

LELA CAMERON WICKER  
DB#674, PB137

MINIMUM BUILDING SET BACKS  
FRONT YARD - 25'  
REAR YARD - 10'  
SIDE YARD - 10'  
CORNER LOT SIDE YARD - 20'  
MAXIMUM HEIGHT - 35'  
MINIMUM LOT SIZE = 20,000 SQ. FT.  
MINIMUM FRONT - 80' (40' CALDWELL)

LOTS TO BE SERVED BY PUBLIC WATER & PRIVATE SEWER

STREET LIGHTS TO BE NO FURTHER THAN 300' APART.  
X - DEPicts STREET LIGHTS ON PLAT



1/2" PLASTER SIDE  
6" WATER MAIN

NCSR # 1107 CYPRESS CHURCH RD.  
60' R/W  
100' R/W



OWNER: JANE C. DARWIN  
2331 BERKLEY LN.  
ASHEBORO, NC 27205  
910-488-3707

DEVELOPER: RAIN DEVELOPERS, LLC  
1704 CLAYTON RD.  
LILLINGTON, NC 27446  
910-388-2432

Survey for:  
**Cypress Pointe S/D**

TOWNSHIP	JOHNSONVILLE	COUNTY	HERNETT
STATE	NORTH CAROLINA	DATE	NOVEMBER 17, 2010
ZONE	INTERESTED DISTRICT	TAX PARCEL ID#	SEE PLAT
RA-20W	WS - 111 - HOW	CHECKED & CLOSURE BY:	ROB-LONT
FIELD BOOK	60 0 120	SURVEYED BY:	
DRAWING NO.	SCALE: 1" = 120'	DRAWN BY:	RVB

Surveyed by: **Surveyors, Inc. C-1080**  
1862 CLARK RD., LILLINGTON, N.C. 27546  
(910) 893-9252

NAME: DR Horton Inc.

APPLICATION #: \_\_\_\_\_

**\*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)

910-893-7525 option 1

CONFIRMATION # \_\_\_\_\_

**Environmental Health New Septic System** Code 800

- **All property irons must be made visible.** 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 proposed structure. Also flag driveways, garages, decks, out buildings, swimming pools, etc. Place flags per site plan developed at/for Central Permitting.
  - Place orange Environmental Health card in location that is easily viewed from road to assist in locating property.
  - 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.**
  - **All lots to be addressed within 10 business days after confirmation. \$25.00 return trip fee may be incurred for failure to uncover outlet lid, mark house corners and property lines, etc. once lot confirmed ready.**
  - After preparing proposed site call the voice permitting system at 910-893-7525 option 1 to schedule and use code **800** (after selecting notification permit if multiple permits exist) for Environmental Health inspection. Please note confirmation number given at end of recording for proof of request.
  - Use Click2Gov or IVR to verify results. Once approved, proceed to Central Permitting for permits.
- Environmental Health Existing Tank Inspections** Code 800
- Follow above instructions for placing flags and card on property.
  - Prepare for inspection by removing soil over **outlet end** of tank as diagram indicates, and lift lid straight up (*if possible*) and then **put lid back in place.** (Unless inspection is for a septic tank in a mobile home park)
  - **DO NOT LEAVE LIDS OFF OF SEPTIC TANK**
  - After uncovering **outlet end** call the voice permitting system at 910-893-7525 option 1 & select notification permit if multiple permits, then use code **800** for Environmental Health inspection. 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)**

2/17/12  
**DATE**



FOR REGISTRATION REGISTER OF DEEDS  
 HARNETT COUNTY, NC  
 2011 OCT 13 12:38:14 PM  
 BK: 2916 PG: 642-644 FEE: \$26.00  
 NC REV STAMP: \$767.00  
 INSTRUMENT # 2011014965

HARNETT COUNTY TAX ID#

099544 0024  
 Ltr. see  
 below  
 10/13/11 BY MT

**NORTH CAROLINA GENERAL WARRANTY DEED**

Excise Tax: \$767.00

Parcel Identifier No. \_\_\_\_\_ Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
 By: \_\_\_\_\_

Mail/Box to: GRANTEE

This instrument was prepared by: Malcolm E. Harris, P.A. Attorney at Law (without title examination)

Brief description for the Index: Lots 2, 10, 29, 26, 28 and 29 Map Book 2011 Page 575

THIS DEED made this 11th day of October, 2011, by and between

GRANTOR

GRANTEE

Deacon Development CP, LLC

P.O. Box 400  
 Rolesville, NC 27571

D.R. Horton, Inc.

2000 Aerial Center Parkway  
 Suite 110  
 Morrisville, NC 27560

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 City of \_\_\_\_\_ Township, Harnett County, North Carolina and more particularly described as follows:

Being all of Lots 2, 3, 4, 5, 6, 7, 8, 9, 10, 24, 26, 28 and 29, Phases One and Two of Cypress Pointe Subdivision, as shown on map recorded in Map Number 2011, Page 575, Harnett County Registry.

The above described property \_\_\_\_\_ does ~~XX~~ does not include the primary residence of a Grantor (pursuant to NCGS 105-517.2).



The property hereinabove described was acquired by Grantor by instrument recorded in Book 2833, Page 490, Harnett County Registry.

A map showing the above described property is recorded in Map Number 2011, Page 575, Harnett County Registry.

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:

1. Ad Valorem taxes for current and subsequent years.
2. Declaration of Covenants, Conditions and Restrictions recorded in Book 2914, Page 52, Harnett County Registry.
3. Matters revealed on the above described subdivision map.

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

Deacon Development CP, LLC

Kenneth W. Goetze (SEAL)  
Kenneth W. Goetze, Manager

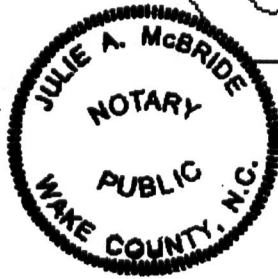
\_\_\_\_\_  
(SEAL)

State of North Carolina - County of Wake

I certify that the following person (s) personally appeared before me this day, each acknowledging to me that he or she voluntarily signed the foregoing document for the purpose state herein and in the capacity indicated: Kenneth W. Goetze, Manager of Deacon Development CP, LLC, a North Carolina limited liability company.

DATE: 10/12/2011

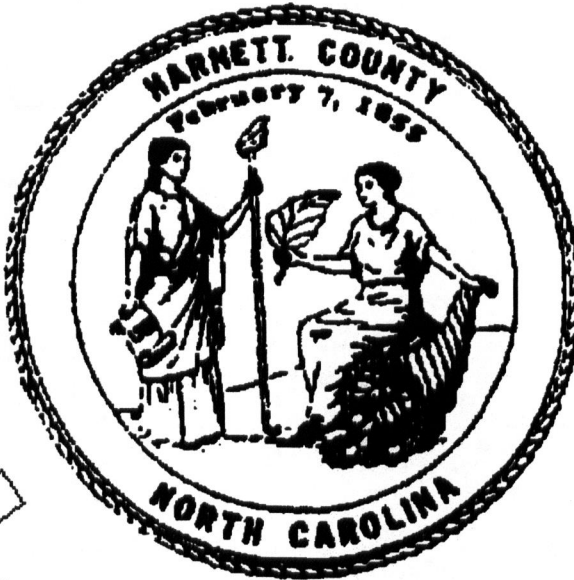
(Official Seal)



Julie A. McBride  
Official Signature of Notary

JULIE A. McBRIDE  
Notary's printed or typed name

My commission expires: 04-01-2016



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

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Filed For Registration: 10/18/2011 12:38:14 PM  
Book: RE 2916 Page: 642-644  
Document No.: 2011014965  
DEED 3 PGS \$26.00  
NC REAL ESTATE EXCISE TAX: \$767.00  
Recorder: MATT WILLIS

State of North Carolina, County of Harnett

KIMBERLY S. HARGROVE , REGISTER OF DEEDS

**DO NOT DISCARD**

2011014965