

HARNETT COUNTY CENTRAL PERMITTING
P.O. BOX 65
LILLINGTON, NC 27546
For Inspections Call: (910) 893-7525 Fax: (910) 893-2793
Bldg Insp scheduled before 2pm available next business day.

Application Number 16-50039530 Date 9/14/16
Property Address 64263 *UNASSIGNED
PARCEL NUMBER 13-0621- - -0116- - -
Application type description CP NEW RESIDENTIAL (SFD)
Subdivision Name BOBBY B THOMAS & LARRY O THOMA
Property Zoning PENDING

Owner Contractor

GURULE ROB & MARY JO OWNER
276 N HONEY SPRINGS AVE
FUQUAY-VARINA NC 27526

Applicant

GURULE ROBERT & MARY JO

--- Structure Information 000 000 60X80 4BDR CRAWL W/ GARAGE & PATIO
Flood Zone FLOOD ZONE X
Other struct info # BEDROOMS 4.00
PROPOSED USE SFD
SEPTIC - EXISTING? NEW TANK
WATER SUPPLY COUNTY

Permit BLDG, MECH, ELEC, PLB, INSU PERMIT
Additional desc
Phone Access Code 1154962
Issue Date 9/14/16 Valuation 0
Expiration Date 9/14/17

Special Notes and Comments
US421NW FOR 6.2MILES/ R@ RAVEN ROCK RD/
L@ BROWN/ R@ CUMMINGS/ PROPERTY IS ON R
ABOUT .8 MILES DOWN
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
PERMIT INCLUDES BLDG, ELEC, MECH, PLUMB
INSULATION AND LAND USE.
XXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXXX
Work must conform and comply with the
STATE BUILDING CODE and all other State
and local laws, ordinances & regulations

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Required Inspections

Seq	Phone Insp#	Insp Code	Description	Initials	Date
10	101	B101	R*BLDG FOOTING / TEMP SVC POLE	_____	___/___/___
20	103	B103	R*BLDG FOUND & TEMP SVC POLE	_____	___/___/___
20-30	814	A814	ADDRESS CONFIRMATION	_____	___/___/___
30-999	105	B105	R*OPEN FLOOR	_____	___/___/___
40-50	129	I129	R*INSULATION INSPECTION	_____	___/___/___
40-60	425	R425	FOUR TRADE ROUGH IN	_____	___/___/___
40-60	125	R125	ONE TRADE ROUGH IN	_____	___/___/___
40-60	325	R325	THREE TRADE ROUGH IN	_____	___/___/___
40-60	225	R225	TWO TRADE ROUGH IN	_____	___/___/___
50-60	429	R429	FOUR TRADE FINAL	_____	___/___/___
50-60	131	R131	ONE TRADE FINAL	_____	___/___/___
50-60	329	R329	THREE TRADE FINAL	_____	___/___/___
50-60	229	R229	TWO TRADE FINAL	_____	___/___/___
50-60	209	E209	R*ELEC TEMP POWER CERT	_____	___/___/___
999		H824	ENVIR. OPERATIONS PERMIT	_____	___/___/___

FOR REGISTRATION
Kimberly S. Hargrove
REGISTER OF DEEDS
Harnett County, NC
2018 SEP 14 08:26:43 AM
BK:3437 PG:940-943
FEE:\$26.00
INSTRUMENT # 2018013152

SARTIS



2018013152

REAL ESTATE EASEMENT AGREEMENT

THIS AGREEMENT is made on 9-10-2016, by and between Michael Shane Wilson of 770 Cummings Rd, Lillington, North Carolina 27546, hereinafter ("Grantor"), and Robert and Mary Jo Gurulé of 276 N. Honey Springs Rd., Fuquay Varina, North Carolina, 27526 hereinafter ("Grantee").

Recitals

A. The Grantor is the owner of certain real property commonly known as 770 Cummings Rd, Lillington, North Carolina, 27546, and more fully described as follows: TR #2 6.83 & TR #2A .82 AC PC #F/419-D, ("Servient Estate").

B. The Grantee is the owner of certain real property commonly known as Cummings Rd., Lillington, North Carolina, TR #1 WELLINGS GROUP LLC PC #F-419D, ("Dominant Estate").

C. The Grantee desires to acquire certain rights in the Servient Estate.

1. Grant of Easement

Grantor hereby grants to Grantee an easement on and across the length of road-frontage on Cummings Road, extending 30 feet from the center of Cummings Road, for the section or property between the county water line tap to Dominant Estate, on the following-described portion of the Servient Estate: 770 Cummings road, Lillington, TR #2 6.83 & TR #2A .82 AC PC #F/419-D.

2. Character of Easement

It is the intention of the parties that the easement granted appurtenant to the Dominant Estate, in that the easement benefits the use and enjoyment of the Dominant Estate by providing access and right-of-way for the purpose of access to the county water line.

3. Duration and Binding Effect

The easement shall endure permanently unless revoked in writing by both parties. This Agreement is made expressly for the benefit of, and shall be binding on, the heirs, personal representatives, successors in interest, and assigns of the respective parties.

4. Purpose of Easement

The easement will benefit the Grantee by providing access and right-of-way for the purpose of installation and maintenance of a private water pipeline from the county water line to the Dominant Estate.

5. Limitations

It is expressly agreed that the easement, rights, and privileges conveyed to Grantee are limited for the purpose of access for the county to supply water tap and meter, and allow installation and maintenance of private pipeline by Grantee.

6. Exclusiveness of Easement

The easement, rights, and privileges granted by this easement are exclusive, and Grantor covenants not to convey any other easement or conflicting rights within the area covered by this grant, or nonexclusive, and Grantor reserves and retains the right to convey similar easement and rights to such other persons as Grantor may deem proper.

7. Grantor's Rights

Grantor also retains, reserves, and shall continue to enjoy the use of the surface of the land subject to this easement for any and all purposes that do not interfere with or prevent the use by Grantee of the easement. Grantor's retained rights include, but are not limited to, the right to build and use the surface of the easement for drainage ditches and private streets, roads, driveways, alleys, walks, gardens, lawns, planting or parking areas, and other like uses. The Grantor further reserves the right to dedicate all or any part of the property affected by this easement to any city for use as a public street, road, or alley, if the dedication can be accomplished without extinguishing or otherwise interfering with the rights of Grantee in the easement. If the Grantor or any of Grantor's successors or assigns dedicates all or any part of the property affected by this easement, the Grantee and its successors and assigns shall execute all instruments that may be necessary or appropriate to effectuate the dedications.

8. Grantee's Rights and Duties

Grantee shall have the duty to repair and maintain the property subject to the easement and shall at all times keep the easement property free and open for the benefit of Grantor and any other concurrent user. Grantee shall at all times act so as to safeguard Grantor's property. Grantee shall have the right to keep access to the easement open by removing vegetation and by cutting or trimming trees or vegetation that may encroach on the easement property. Grantee shall have the right to cut and trim trees or shrubbery that may encroach on the easement property. Grantee shall dispose of all cuttings and trimmings by hauling them away from the premises.

9. Termination

This easement may be terminated by written agreement signed by all owners of record and other successors to the respective interests of Grantor and Grantee in the Dominant and Servient Estates. Grantee, his/her heirs, successors, and assigns may execute and record a release of this easement at any time. This easement shall also terminate if the purposes of the easement cease to exist, are abandoned by Grantee, or become impossible to perform.

10. Failure to Perform

Should Grantee fail to perform any covenant, undertaking, or obligation arising under this easement, all rights and privileges granted shall terminate and the provisions of this Agreement creating the easement shall be of no further effect. In such a case, within thirty days of receipt of a written demand from Grantor, Grantee shall execute and record all documents necessary to terminate the easement of record. Should Grantee fail or refuse to record the necessary documents, Grantor shall be entitled to bring an action for the purpose of declaring the easement to be terminated.

11. Entire Agreement


This instrument contains the entire agreement between the parties relating to the rights granted and the obligations assumed. Any oral representations or modifications concerning this instrument shall be of no force and effect. Any modification of this Agreement must be in writing and must be signed by both parties.

12. Attorney's Fees

If legal action is initiated by either party for the purpose of enforcing or interpreting this Agreement, or to compel the recording of a release, the prevailing party shall be entitled to recover from the losing party reasonable expenses, attorney's fees, and costs.

The parties have executed this agreement on the above mentioned date.

GRANTOR:



Michael Shane Wilson

GRANTEE:



Robert and Mary Jo Gurulé

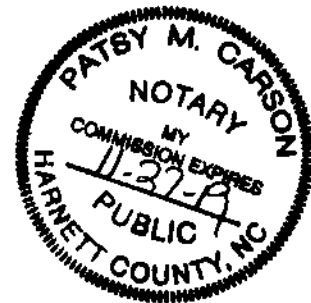
NORTH CAROLINA
Harnett COUNTY

I, Patsy M. Carson a Notary Public in and for said County and State, do hereby certify that Michael Shane Wilson - Robert and Mary Jo Burdick personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and notarial seal, this the 11th day of September, 2016.

Patsy M. Carson
Notary Public

My commission expires: 11-27-19



HARNETT COUNTY CASH RECEIPTS

*** CUSTOMER RECEIPT ***

User: JFORBES Type: CP Drawer: 1
Date: 9/14/16 51 Receipt no: 83124

Year	Number	Amount
2016	50039530	
64263	UNASSIGNED	
LILLINGTON, NC	27546	
B1	BP - PERMIT FEES	\$1000.00

PERMITS

ROB GURULE
MARY JO GURULE

Tender detail		
CK CHECK PAYMEN	3495	\$1000.00
Total tendered		\$1000.00
Total payment		\$1000.00

Trans date: 9/14/16 Time: 8:34:23

** THANK YOU FOR YOUR PAYMENT **