

Initial Application Date: 6/25/2018

Application # 185004409
CU#

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: Michael Ryan Homes, Inc. Mailing Address: PO Box 481452
Charlotte NC 28269 843-574-8900 Warranty@MichaelRyanHomes.com
City: State: Zip: Contact No: Email:

APPLICANT*: Michael Ryan Homes, Inc. Mailing Address: PO Box 481452
Charlotte NC 28269 843-574-8900 Warranty@MichaelRyanHomes.com
City: State: Zip: Contact No: Email:

*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: Adam Weaver Phone #: 843-574-8900

PROPERTY LOCATION: Subdivision: Carolina Lakes Lot #: 364Q Lot Size: .42 Acres

State Road #: Sherwood Lane State Road Name: Map Book & Page: PC#D/57D

Parcel: 87 Sherwood Lane 03 9585 170364 PIN: 9595-37-9560.000

Zoning: RA22R Flood Zone: X Watershed: WA Deed Book & Page: 3580 / 911 Power Company*: Central Electric

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

PROPOSED USE:

SFD: (Size 59 x 46) # Bedrooms: 5 # Baths: 3.5 Basement(w/wo bath): Garage: Deck: Crawl Space: Slab: 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

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

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

Required Residential Property Line Setbacks:

Front Minimum Actual: 36
Rear 108
Closest Side 15.42
Sidestreet/corner lot
Nearest Building on same lot

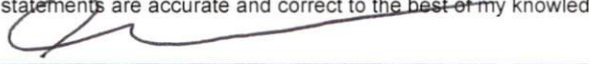
Comments:

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: _____

Inside Carolina Lakes, Take Left Onto Carolina Way, Left on Cedar Lane, Left on Sherwood Lane, Site on Left

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.

X



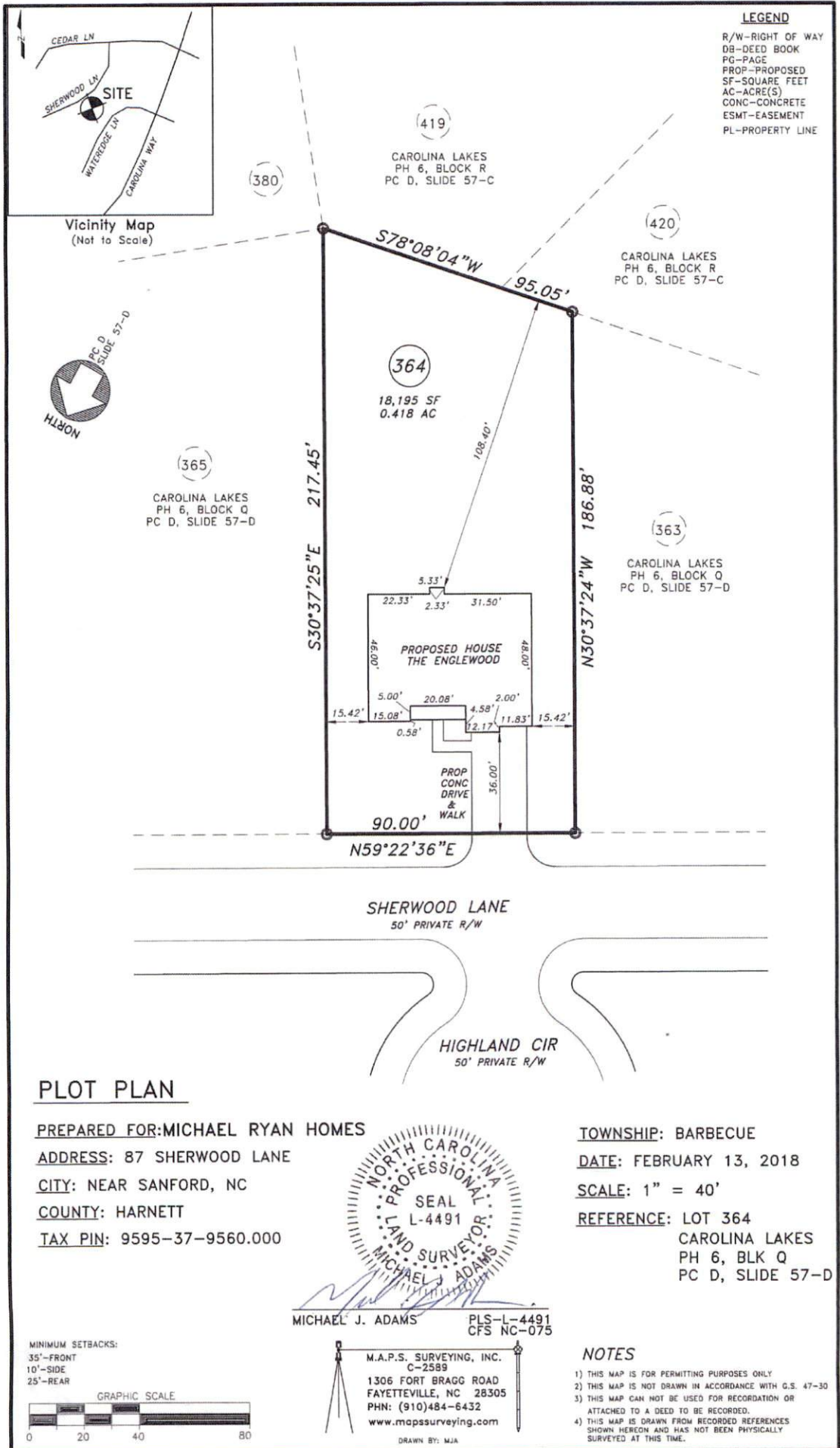
Signature of Owner or Owner's Agent

June 26, 2018

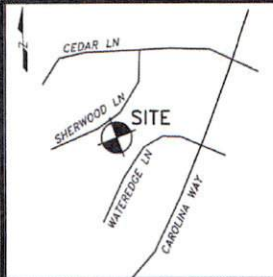
Date

It is the owner/applicants responsibility to provide the county with any applicable information about the subject property, including but not limited to: boundary information, house location, underground or overhead easements, etc. The county or its employees are not responsible for any incorrect or missing information that is contained within these applications.

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



LEGEND
 R/W-RIGHT OF WAY
 DB-DEED BOOK
 PG-PAGE
 PROP-PROPOSED
 SF-SQUARE FEET
 AC-ACRE(S)
 CONC-CONCRETE
 ESMT-EASEMENT
 PL-PROPERTY LINE



Vicinity Map
(Not to Scale)



NORTH

(365)
 CAROLINA LAKES
 PH 6, BLOCK Q
 PC D, SLIDE 57-D

(419)
 CAROLINA LAKES
 PH 6, BLOCK R
 PC D, SLIDE 57-C

(420)
 CAROLINA LAKES
 PH 6, BLOCK R
 PC D, SLIDE 57-C

(363)
 CAROLINA LAKES
 PH 6, BLOCK Q
 PC D, SLIDE 57-D

SHERWOOD LANE
 50' PRIVATE R/W

HIGHLAND CIR
 50' PRIVATE R/W

PLOT PLAN

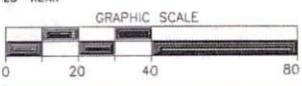
PREPARED FOR: MICHAEL RYAN HOMES
 ADDRESS: 87 SHERWOOD LANE
 CITY: NEAR SANFORD, NC
 COUNTY: HARNETT
 TAX PIN: 9595-37-9560.000

TOWNSHIP: BARBECUE
 DATE: FEBRUARY 13, 2018
 SCALE: 1" = 40'
 REFERENCE: LOT 364
 CAROLINA LAKES
 PH 6, BLK Q
 PC D, SLIDE 57-D



MICHAEL J. ADAMS PLS-L-4491
 CFS NC-075

MINIMUM SETBACKS:
 35'-FRONT
 10'-SIDE
 25'-REAR



M.A.P.S. SURVEYING, INC.
 C-2589
 1306 FORT BRAGG ROAD
 FAYETTEVILLE, NC 28305
 PHN: (910)484-6432
 www.mapssurveying.com

NOTES

- 1) THIS MAP IS FOR PERMITTING PURPOSES ONLY
- 2) THIS MAP IS NOT DRAWN IN ACCORDANCE WITH G.S. 47-30
- 3) THIS MAP CAN NOT BE USED FOR RECORDATION OR ATTACHED TO A DEED TO BE RECORDED.
- 4) THIS MAP IS DRAWN FROM RECORDED REFERENCES SHOWN HEREON AND HAS NOT BEEN PHYSICALLY SURVEYED AT THIS TIME.

DRAWN BY: MJA

For Registration Kimberly S. Hargrove
Register of Deeds
Harnett County, NC
Electronically Recorded
2018 Feb 20 10:01 AM NC Rev Stamp: \$ 46.00
Book: 3580 Page: 911 - 912 Fee: \$ 26.00
Instrument Number: 2018002131

HARNETT COUNTY TAX ID #
03958527 0364

02-20-2018 BY: MT

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 46.00

Parcel Identifier No. 9595-37-9560.000 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: The Law Office of Jeffrey E. Radford, P.A., 1300 Bragg Blvd, Suite 1316, Fayetteville, NC 28301 - BOX

This instrument was prepared by: The Law Office of Jeffrey E. Radford, P.A., 1300 Bragg Blvd, Suite 1316, Fayetteville,

Brief description for the Index: LOT 364, BLK Q, PH Six, Carolina Lakes

THIS DEED made this 14th day of February, 2018 by and between

GRANTOR

GRANTEE

Henry A Cumberbatch and wife,
Sheila D Cumberbatch
11505 Fox Trot Drive
Charlotte, NC 28269

Michael Ryan Homes, Inc.
Po Box 481452
Charlotte, NC 28269

Enter in appropriate block for each Grantor and Grantee: name, mailing address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 Sanford Barbecue Township, Harnett County, North Carolina and more particularly described as follows:

Being all of Lot No. 364, Block Q, according to the map Carolina Lakes, Phase Six, recorded in Plat Cabinet D, Slide 57-D, Harnett County Registry. Reference to said map is hereby made for a more perfect description.

87 Sherwood Lane Sanford, NC 27332

The property hereinabove described was acquired by Grantor by instrument recorded in Book 983 page 681

All or a portion of the property herein conveyed ___ includes or X does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book D page 57-D

NC Bar Association Form No. 3 © 1976, Revised © 1/1/2010
Printed by Agreement with the NC Bar Association

Submitted electronically by "The Law Office of Jeffrey E. Radford" in compliance with North Carolina statutes governing recordable documents and the terms of the submitter agreement with the Harnett County Register of Deeds.

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: Subject to all Easements, Restrictive Covenants and Rights of Way of Record.

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

By: _____ (Entity Name)
Print/Type Name & Title: _____
By: _____ (SEAL)
Print/Type Name: Henry A Cumberbatch
By: _____ (SEAL)
Print/Type Name: Sheila D Cumberbatch
By: _____ (SEAL)
Print/Type Name: _____
By: _____ (SEAL)
Print/Type Name: _____

State of North Carolina - County or City of Mecklenburg and State aforesaid, certify that I, the undersigned Notary Public of the County or City of Mecklenburg and State aforesaid, personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 14 day of February 2018.

My Commission Expires: Sep 19, 2018
(Affix Seal)
Notary's Printed or Typed Name: Erica Rosales
Notary Public

State of _____ - County or City of _____ and State aforesaid, certify that I, the undersigned Notary Public of the County or City of _____ and State aforesaid, personally came before me this day and acknowledged that _____ of _____ North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (whichever is applicable), and that by authority duly given and as the act of such entity, _____ signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____ 2018.

My Commission Expires: _____
(Affix Seal)
Notary's Printed or Typed Name: _____
Notary Public

State of _____ - County or City of _____ and State aforesaid, certify that I, the undersigned Notary Public of the County or City of _____ and State aforesaid, personally came before me this day and acknowledged that _____ of _____ North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (whichever is applicable), and that by authority duly given and as the act of such entity, _____ signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____ 2018.

My Commission Expires: _____
(Affix Seal)
Notary's Printed or Typed Name: _____
Notary Public

NC Bar Association Form No. 3 © 1976, Revised 1/1/2010
Printed by Agreement with the NC Bar Association



DUPLICATE DOCUMENT

Harnett County Central Permitting
PO Box 65 Lillington NC 27546
910 893 7525 Fax 910 893 2793 www.harnett.org/permits

Each section below to be filled out by whomever performing work. Must be owner or licensed contractor. Address company name & phone must match.

Application for Residential Building and Trades Permit

Owner s Name Michael Ryan Homes, Inc. Date 06/26/2018
Site Address 87 Sherwood, Sanford, NC 27332 Phone 843-574-8900
Directions to job site from Lillington Enter Carolina Lakes Thru Gate, Left Onto Carolina Way, Left on Cedar Lane, Left on Sherwood Lane, Site on Left

Subdivision Carolina Lakes Lot 364, Block Q
Description of Proposed Work New Home # of Bedrooms 5
Heated SF 4,000 Unheated SF 590 Finished Bonus Room? Yes Crawl Space X Slab X

General Contractor Information

Michael Ryan Homes, Inc. 843-574-8900
Building Contractor s Company Name Telephone
PO Box 481452, Charlotte, NC 28269 warranty@michaelryanhomes.com
Address Email Address
74751
License #

Electrical Contractor Information

Description of Work New Home Service Size 200 Amps T-Pole X Yes No
Kearns Electrical Service 919-369-7857
Electrical Contractor s Company Name Telephone
149 Allie Dr, Garner, NC 27529 kearnselectricalservice@gmail.com
Address Email Address
L.22899
License #

Mechanical/HVAC Contractor Information

Description of Work New Home
Stephenson Heating + Air 919 329 0626
Mechanical Contractor s Company Name Telephone
343 Shipwash Drive, Garner, NC stephensonhvac@aol.com
Address Email Address
18644 27529
License #

Plumbing Contractor Information

Description of Work New Home # Baths 3.5
Glover Contract Plumbing, Inc. 910-892-1612
Plumbing Contractor s Company Name Telephone
67 Hunter View Lane, Coats, NC 27521 gloverplumbinginc@rocketmail.com
Address Email Address
23160
License #

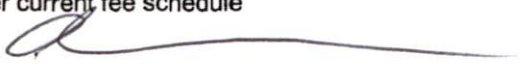
Insulation Contractor Information

Tri-City Insulation, 334 E Mountain Dr, Fayetteville, NC 28306 910-486-8855
Insulation Contractor s Company Name & Address Telephone

*NOTE General Contractor must fill out and sign the second page of this application

I hereby certify that I have the authority to make necessary application that the application is correct and that the construction will conform to the regulations in the Building Electrical Plumbing and Mechanical codes and the Harnett County Zoning Ordinance I state the information on the above contractors is correct as known to me and that by signing below I have obtained all subcontractors permission to obtain these permits and if any changes occur including listed contractors site plan number of bedrooms building and trade plans Environmental Health permit changes or proposed use changes I certify it is my responsibility to notify the Harnett County Central Permitting Department of any and all changes

EXPIRED PERMIT FEES - 6 Months to 2 years permit re-issue fee is \$150 00 After 2 years re-issue fee is as per current fee schedule


Signature of Owner/Contractor/Officer(s) of Corporation

June 26, 2014
Date

Affidavit for Worker's Compensation N C G S 87-14

The undersigned applicant being the

General Contractor Owner _____ Officer/Agent of the Contractor or Owner

Do hereby confirm under penalties of perjury that the person(s) firm(s) or corporation(s) performing the work set forth in the permit

_____ Has three (3) or more employees and has obtained workers compensation insurance to cover them

_____ Has one (1) or more subcontractors(s) and has obtained workers compensation insurance to cover them

Has one (1) or more subcontractors(s) who has their own policy of workers compensation insurance covering themselves

_____ Has no more than two (2) employees and no subcontractors

While working on the project for which this permit is sought it is understood that the Central Permitting Department issuing the permit may require certificates of coverage of worker s compensation insurance prior to issuance of the permit and at any time during the permitted work from any person firm or corporation carrying out the work

Company or Name Michael Ryan Homes, Inc.


Sign w/Title _____

Date June 26, 2014

DO NOT REMOVE!

Details: Appointment of Lien Agent

Entry #: 875692

Filed on: 06/26/2018

Initially filed by: MRHWarranty

Designated Lien Agent

Chicago Title Company, LLC

Online: www.licensnc.com (<http://www.licensnc.com>)

Address: 19 W. Hargett St., Suite 507 / Raleigh, NC
27601

Phone: 888-690-7384

Fax: 913-489-5231

Email: support@licensnc.com (<mailto:support@licensnc.com>)

Project Property

LOT#364 BLK#Q
87 SHERWOOD LANE
Sanford, NC 27332
North Carolina County

Property Type

1-2 Family Dwelling

Print & Post



Contractors:

Please post this notice on the Job Site.

Suppliers and Subcontractors:

Scan this image with your smart phone to view this filing. You can then file a Notice to Lien Agent for this project.

Owner Information

MICHAEL RYAN HOMES
PO BOX 481452
CHARLOTTE, NC 28269
United States
Email: accounting@michaelryanhomes.com
Phone: 843-573-8900

Date of First Furnishing

06/26/2018

View Comments (0)

Technical Support Hotline: (888) 690-7384