

Initial Application Date: 1/17/02

Application #00-

01-5-3717

CC Y OF HARNETT LAND USE APPLICATION

Planning Department

102 E. Front Street, Lillington, NC 27546

Phone: (910) 893-7525

Fax: (910) 893 2793

LANDOWNER: Odum Investments Inc. Address: 4524 North Plantation Drive
City: LITTLE RIVER State: SC Zip: 29566 Phone #: 843-399-1849

APPLICANT: Kent Pierce Address: P.O. Box 42535
City: Fayetteville State: NC Zip: 28309 Phone #: 910-424-1294

PROPERTY LOCATION: SR #: 1115 SR Name: Buffalo Lake Road
Parcel: 03955704-0020-25 PIN: 9587-80-3817.000
Zoning: RA20R Subdivision: Coastview Estate Phase II Lot #: 60 Lot Size: 110' x 150' 346 AC.
Flood Plain: X Panel: 075 Watershed: N/A Deed Book/Page: 1125/849 Plat Book/Page: 2001-329

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: NC 27 - turn onto Buffalo Lake Road turn left into Coastview Estates - Lot on left on Coastview Drive

PROPOSED USE:

Sg. Family Dwelling (Size 35 x 56) # of Bedrooms 3 Basement no Garage 24' x 26' Deck 17' x 10'

Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____

Manufactured Home (Size x) # of Bedrooms _____ Garage _____ Deck _____

Comments: _____

Number of persons per household _____

Business Sq. Ft. Retail Space _____ Type _____

Industry Sq. Ft. _____ Type _____

Home Occupation (Size x) # Rooms _____ Use _____

Accessory Building (Size x) Use _____

Addition to Existing Building (Size x) Use _____

Other _____

Water Supply: County Well (No. dwellings _____) Other

Sewer: Septic Tank/ Existing: YES NO County Other

Erosion & Sedimentation Control Plan Required? YES NO

Structures on this tract of land: Single family dwellings 4 Manufactured homes _____ Other (specify) _____

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

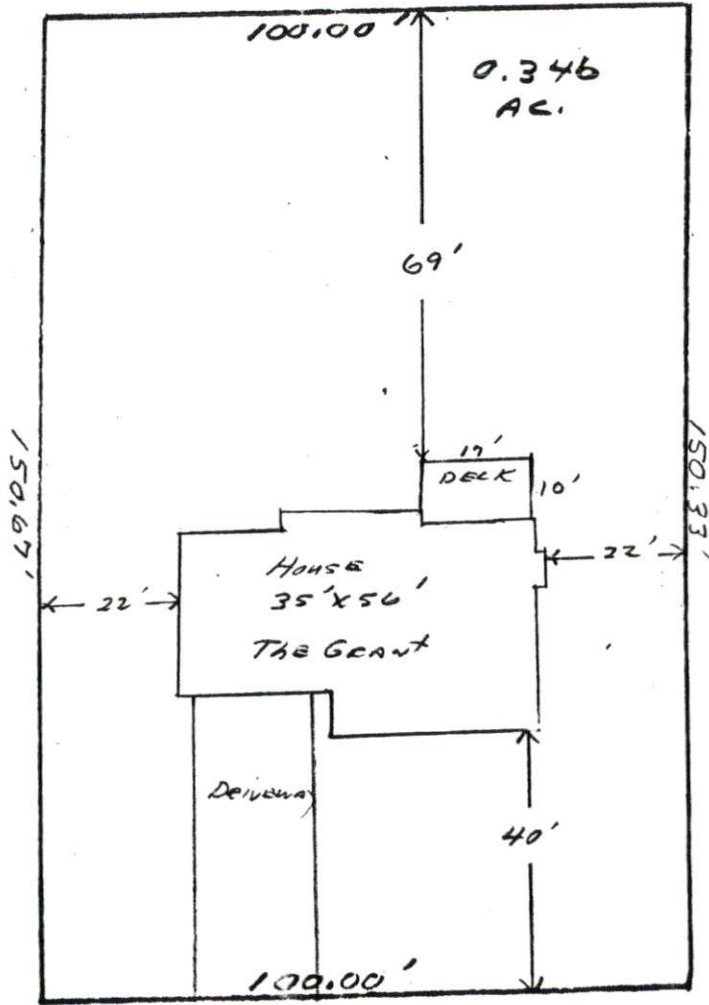
Required Property Line Setbacks:	Minimum	Actual	Minimum	Actual
Front	<u>35'</u>	<u>40'</u>	Rear	<u>25'</u> <u>69'</u>
Side	<u>10' x 15'</u>	<u>22'</u>	Corner	<u>25'</u> <u>N/A</u>
Nearest Building	<u>20'</u>	<u>100' House on lot #62</u>		

If permits are granted I agree to conform to all ordinances and the laws of the State of North Carolina regulating such work and the specifications on plans submitted. I hereby swear that the foregoing statements are accurate and correct to the best of my knowledge.

[Signature]
Signature of Applicant

1/17/02
Date

1" = 30'



Lot # 60
Crestview Estates Phase - 2
Odom Investments Inc.

SITE PLAN APPROVAL

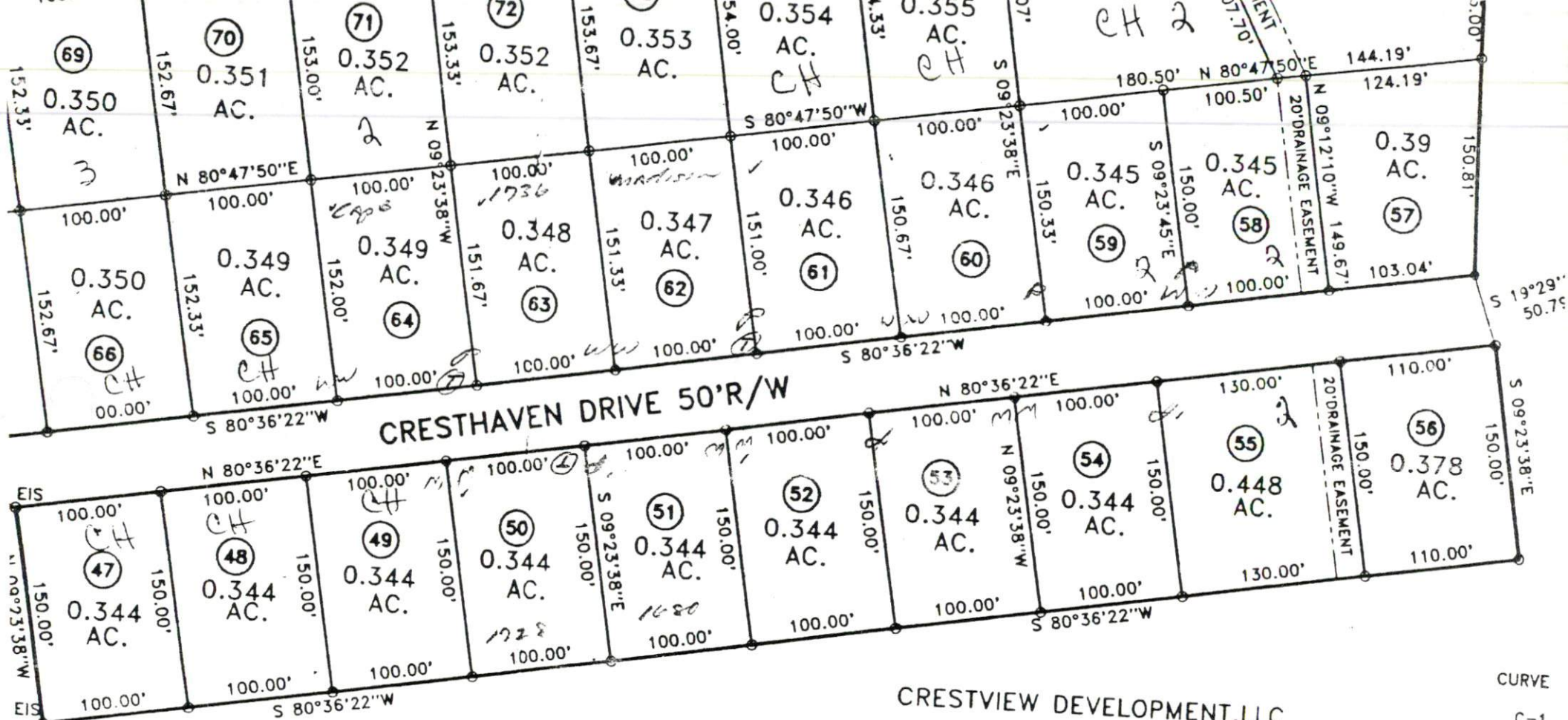
DISTRICT RAZOR USE SFP

#BEDROOMS 3

Date 01-7-02 [Signature]
Zoning Administrator

Required Property Line Setbacks

	Minimum	Actual
Front	<u>35</u>	<u>40</u>
Side	<u>10</u>	<u>22</u>
Corner	<u>20</u>	<u>-</u>
Rear	<u>25</u>	<u>69</u>
Nearest Building	<u>10</u>	<u>-</u>



CRESTVIEW DEVELOPMENT, LLC
DB 1175, PG 849

BENNETT SURVEYS, INC.
1662 CLARK ROAD, LILLINGTON N.C. 27546 910-893-5252

REVISION OF MAP NO. 2001-301
CRESTVIEW ESTATES PHASE-2

- CURVE
- C-1
 - C-2
 - C-3
 - C-4
 - C-5
 - C-6
 - C-7
 - C-8
 - C-9
 - C-10
 - C-11
 - C-12
 - C-13

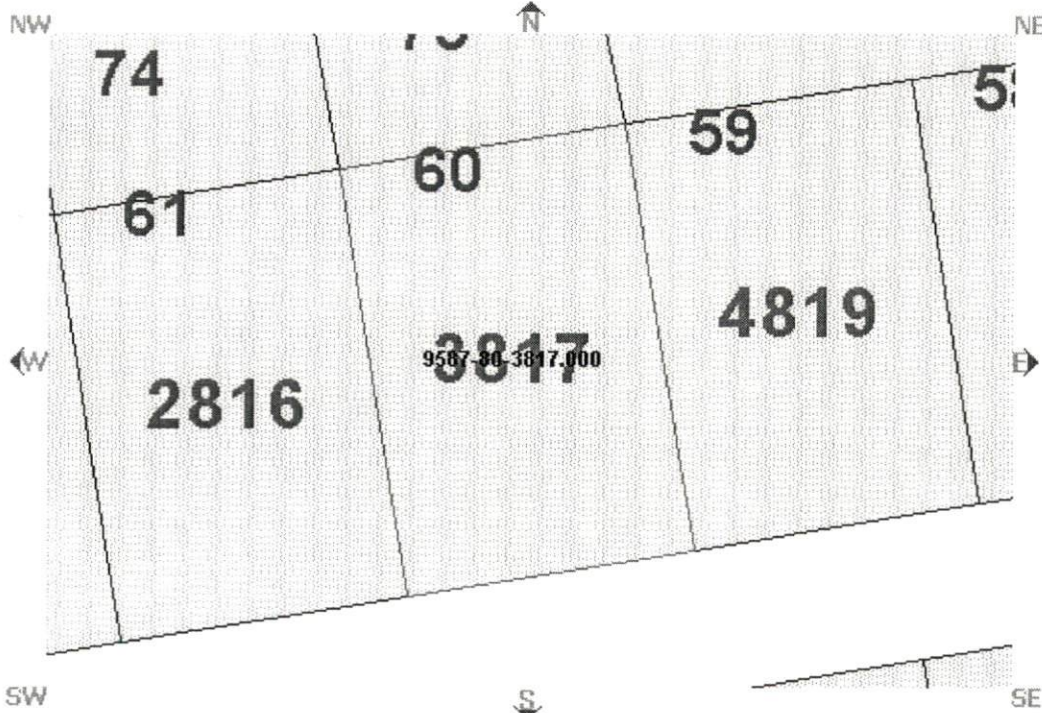
- COURSE
- L-1
 - L-2



Click on the Map to:

ZoomIn
 ZoomOut
 Recenter Map
 Identify: **Tax Parcels**

Zoom Factor: **5X**
 Radius Search (feet): **200**



Map Layers

Draw Layers

Draw selected layers:

Boundary

- Commissioners Districts
- Fire
- Tax Parcels
- Townships
- Rescue
- Flood Zones

Multi Symbol

- Precincts

Infrastructure

- Major Roads
- Water Pipes

Physical

- E911 Streets
- Rivers

Draw Layers

MAP Currency

Parcel Data

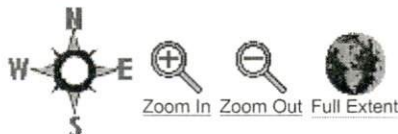
Find Adjoining Parcels

- | | |
|--|--|
| <ul style="list-style-type: none"> • Account Number:000307480000 • Owner Name: CRESTVIEW DEVELOPMENT LLC • Owner/Address 1: • Owner/Address 2: P O BOX 727 • Owner/Address 3: • City,State Zip: DUNN ,NC 283350000 • Commissioners District: • Voting Precinct: • Census Tract: • Flood Zone: • Firm Panel: • In Town: • Fire Ins. District: • School District: 12 | <ul style="list-style-type: none"> • PIN: 9587-80-3817.000 • Parcel ID: 03958704 0020 25 • Legal 1:LOT#60 CRESTVIEW ESTS PH2 • Legal 2:MAP#2001-329 • Property Address: CRESTHAVEN DR X • Assessed Acres: 1.00LT • Calculated Acres: .35 • Deed Book/Page: 01175/0849 • Deed Date: 1996/11/04 • Revenue Stamps: \$ 490.00 • Year Built: 0 • Building Value: \$0.00 • Land Value: \$0.00 • Assessed Value: \$0.00 |
|--|--|

This map is prepared for the inve of real property found within this jurisdiction, and is compiled from recorded deeds, plats, and other records and data. Users of this m are hereby notified that the aforementioned public primary information sources should be consulted for verification of the information contained on this ma Harnett County, mapping, and so companies assume no legal responsibility for the information contained on this map or in this website.

Data Effective Date: **11/26/20 4:28:30 PM**
 Current Date: **1/3/2002**
 Time: **1:21:23 PM**

SCALE 1 : 545



Reference Map



12. PROPERTY DISCLOSURE AND INSPECTIONS:

(a) Property Disclosure:

- Buyer has received a signed copy of the N.C. Residential Property Disclosure Statement prior to the signing of this Offer to Purchase and Contract.
Buyer has NOT received a signed copy of the N.C. Residential Property Disclosure Statement prior to the signing of this Offer to Purchase and Contract and shall have the right to terminate or withdraw this contract without penalty prior to WHICHEVER OF THE FOLLOWING EVENTS OCCURS FIRST: (1) the end of the third calendar day following receipt of the Disclosure Statement; (2) the end of the third calendar day following the date the contract was made; or (3) Closing or occupancy by the Buyer in the case of a sale or exchange.
Exempt from N.C. Residential Property Disclosure Statement because (SEE GUIDELINES) n/a

The Property is residential and was built prior to 1978 (Attach Lead-Based Paint or Lead-Based Paint Hazards Disclosure Addendum.)

(b) Property Inspection: Unless otherwise stated herein, or as otherwise provided on an inspection addendum attached hereto, Buyer shall have the option of inspecting or, obtaining at Buyer's expense, inspections to determine the condition of the Property. Unless otherwise stated herein, it is a condition of this contract that: (i) the built-in appliances, electrical system, plumbing system, heating and cooling systems, roof coverings (including flashing and gutters), doors and windows, exterior surfaces, structural components (including foundations, columns, chimneys, floors, walls, ceilings and roofs), porches and docks, fireplaces and flues, crawl space and attic ventilation systems (if any), water and sewer systems (public and private), shall be performing the function for which intended and shall not be in need of immediate repair; (ii) there shall be no unusual drainage conditions or evidence of excessive moisture adversely affecting the structure(s); and (iii) there shall be no friable asbestos or existing environmental contamination. Any inspections shall be completed and written notice of necessary repairs shall be given to Seller on or before Seller shall provide written notice to Buyer of Seller's response within days of Buyer's notice. Buyer is advised to have any inspections made prior to incurring expenses for Closing and in sufficient time to permit any required repairs to be completed by Closing.

(c) Wood-Destroying Insects: Unless otherwise stated herein, Buyer shall have the option of obtaining, at Buyer's expense, a report from a licensed pest control operator on a standard form in accordance with the regulations of the North Carolina Structural Pest Control Committee, stating that as to all structures except there was no visible evidence of wood-destroying insects and containing no indication of visible damage therefrom. The report must be obtained in sufficient time so as to permit treatment, if any, and repairs, if any, to be completed prior to Closing. All treatment required shall be paid for by Seller and completed prior to Closing, unless otherwise agreed upon in writing by the parties. The Buyer is advised that the inspection report described in this paragraph may not always reveal either structural damage or damage caused by agents or organisms other than wood-destroying insects. In new construction, Seller shall provide a standard warranty of termite soil treatment.

(d) Repairs: Pursuant to any inspections in (b) and/or (c) above, if any repairs are necessary, Seller shall have the option of completing them or refusing to complete them. If Seller elects not to complete the repairs, then Buyer shall have the option of accepting the Property in its present condition or terminating this contract, in which case all earnest monies shall be refunded. Unless otherwise stated herein, or as otherwise provided on an inspection addendum attached hereto, any items not covered by (b) (i), (b) (ii), (b) (iii) and (c) above are excluded from repair negotiations under this contract.

(e) Acceptance: CLOSING SHALL CONSTITUTE ACCEPTANCE OF EACH OF THE SYSTEMS, ITEMS AND CONDITIONS LISTED ABOVE IN ITS THEN EXISTING CONDITION UNLESS PROVISION IS OTHERWISE MADE IN WRITING.

13. REASONABLE ACCESS: Seller will provide reasonable access to the Property (including working, existing utilities) through the earlier of Closing or possession by Buyer, to Buyer or Buyer's representatives for the purposes of appraisal, inspection, and/or evaluation. Buyer may conduct a walk-through inspection of the Property prior to Closing.

14. CLOSING: Closing shall be defined as the date and time of recording of the deed. All parties agree to execute any and all documents and papers necessary in connection with Closing and transfer of title on or before January 31, 2002, at a place designated by Buyer. The deed is to be made to Odem Investments

15. POSSESSION: Unless otherwise provided herein, possession shall be delivered at Closing. In the event possession is NOT to be delivered at Closing, a Buyer Possession Before Closing Agreement is attached. OR a Seller Possession After Closing Agreement is attached.

16. OTHER PROVISIONS AND CONDITIONS: (ITEMIZE ALL ADDENDA TO THIS CONTRACT AND ATTACH HERETO.)

17. RISK OF LOSS: The risk of loss or damage by fire or other casualty prior to Closing shall be upon Seller. If the improvements on the Property are destroyed or materially damaged prior to Closing, Buyer may terminate this contract by written notice delivered to Seller or Seller's agent and all deposits shall be returned to Buyer. In the event Buyer does NOT elect to terminate this contract, Buyer shall be entitled to receive, in addition to the Property, any of the Seller's insurance proceeds payable on account of the damage or destruction applicable to the Property being purchased.

18. ASSIGNMENTS: This contract may not be assigned without the written consent of all parties, but if assigned by agreement, then this contract shall be binding on the assignee and his heirs and successors.

19. PARTIES: This contract shall be binding upon and shall inure to the benefit of the parties i.e., Buyer and Seller and their heirs, successors and assigns. As used herein, words in the singular include the plural and the masculine includes the feminine and neuter genders, as appropriate.

20. SURVIVAL: If any provision herein contained which by its nature and effect is required to be observed, kept or performed after the Closing, it shall survive the Closing and remain binding upon and for the benefit of the parties hereto until fully observed, kept or performed.

21. ENTIRE AGREEMENT: This contract contains the entire agreement of the parties and there are no representations, inducements or other provisions other than those expressed herein. All changes, additions or deletions hereto must be in writing and signed by all parties. Nothing contained herein shall alter any agreement between a REALTOR or broker and Seller or Buyer as contained in any listing agreement, buyer agency agreement, or any other agency agreement between them.

22. NOTICE AND EXECUTION: Any notice or communication to be given to a party herein may be given to the party or to such party's agent. This offer shall become a binding contract (the "Effective Date") when signed by both Buyer and Seller and such signing is communicated to the offering party. This contract is executed under seal in signed multiple originals, all of which together constitute one and the same instrument, with a signed original being retained by each party and each REALTOR or broker hereto, and the parties adopt the word "SEAL" beside their signatures below.

IF YOU DO NOT UNDERSTAND THIS OFFER TO PURCHASE AND CONTRACT OR FEEL THAT IT DOES NOT PROVIDE FOR YOUR LEGAL NEEDS, YOU SHOULD CONSULT A NORTH CAROLINA REAL ESTATE ATTORNEY BEFORE YOU SIGN IT.

Buyer acknowledges having made an on-site personal examination of the Property prior to the making of this offer.

Date: December 13, 2001
Buyer: [Signature] (SEAL)
Seller: [Signature] (SEAL)
Odem Investments, Inc.
Crestview Development, LLC

Escrow Agent acknowledges receipt of the earnest money and agrees to hold and disburse the same in accordance with the terms hereof.
Date: Firm:
By:
Selling Agent/Firm/Phone: Acting as Buyer's Agent Seller's (sub)Agent Dual Agent
Listing Agent/Firm/Phone: Acting as Seller's (sub)Agent Dual Agent