

Initial Application Date: 1-22-02

Application # 02-50003833

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting

102 E. Front Street, Lillington, NC 27546

Phone: (910) 893-4759

Fax: (910) 893-2793

LANDOWNER: A J Champion
City: Angier State: NC

Mailing Address: 88 Colby Ln
Zip: 27501 Phone #: 919 639 302

APPLICANT: _____ Mailing Address: _____
City: _____ State: _____ Zip: _____ Phone #: _____

PROPERTY LOCATION: SR #: _____ SR Name: Lafayette RD
Parcel: 08-0653-0105-42 PIN: 0663-04-4726 070
Zoning: RA-30 Subdivision: Victory Hills #3 Lot #: 41 Lot Size: 25,502
Flood Plain: 0 Panel: 050 Watershed: IV Deed Book/Page: OTP Plat Book/Page: 2001-1416

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 North 6 1/2, Turn Right on 6 1/2, go 1 1/2 Turn Right into Victory Hills

PROPOSED USE:

- Sg. Family Dwelling (Size 13x50) # of Bedrooms 3 # Baths 2 1/2 Basement (w/wo bath) _____ Garage 2 Deck Schess
- 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 _____
Sewage Supply: New Septic Tank () Existing Septic Tank () County Sewer () Other _____

Erosion & Sedimentation Control Plan Required? YES NO

Structures on this tract of land: Single family dwellings 1 prop 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>60</u>	Rear	<u>25</u>
Side	<u>10</u>	<u>15</u>	Corner	<u>20</u>
Nearest Building	<u>10</u>	<u>1</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 or plans submitted. I hereby swear that the foregoing statements are accurate and correct to the best of my knowledge.

A J Champion
Signature of Applicant

1-22-02
Date

This application expires 6 months from the date issued if no permits have been issued

A RECORDED SURVEY PLAT AND RECORDED DEED ARE REQUIRED WHEN APPLYING FOR A LAND USE PERMIT

BOARD OF COMMISSIONERS CERTIFICATE

The Harnett County Board of Commissioners hereby approve this final plat for the

Victoria Hills, Ph.3 Subdivision
12-13-01 DATE
Juddy Bell Chairman, Harnett County Board of Commissioners

CERTIFICATION OF OWNERSHIP, DEDICATION AND JURISDICTION

I (WE) HEREBY CERTIFY THAT I AM (WE ARE) THE OWNER(S) OR AGENT OF THE PROPERTY SHOWN AND DESCRIBED HEREON AND THAT I (WE) HEREBY ADOPT THIS PLAN OF SUBDIVISION WITH MY(OUR) FREE CONSENT, ESTABLISH THE MINIMUM BUILDING SETBACK LINES AND DEDICATE ALL STREETS, ALLEYS, WALKS, PARKS, AND OTHER SITES AND EASEMENTS TO PUBLIC OR PRIVATE USE AS NOTED, AND ALL OF THE LAND SHOWN HEREON IS WITHIN THE SUBDIVISION REGULATION JURISDICTION OF HARNETT COUNTY EXCEPT:

11-05-01 DATE

TAX PARCEL ID NUMBER _____

OWNER Legn Anderson

OWNER A. J. Chapp

STATE OF NORTH CAROLINA
 COUNTY OF Harnett
 I, Meta P. Wood REVIEW OFFICER OF Harnett
 COUNTY, CERTIFY THAT THE MAP OR PLAT TO WHICH THIS CERTIFICATION IS AFFIXED MEETS ALL STATUTORY REQUIREMENTS FOR RECORDING.

Meta P. Wood
 REVIEW OFFICER

SITE PLAN APPROVAL

DISTRICT RA-30 USE SFD

#BEDROOMS 3

23 Jan 02 Juddy Bell
 Date Zoning Administrator

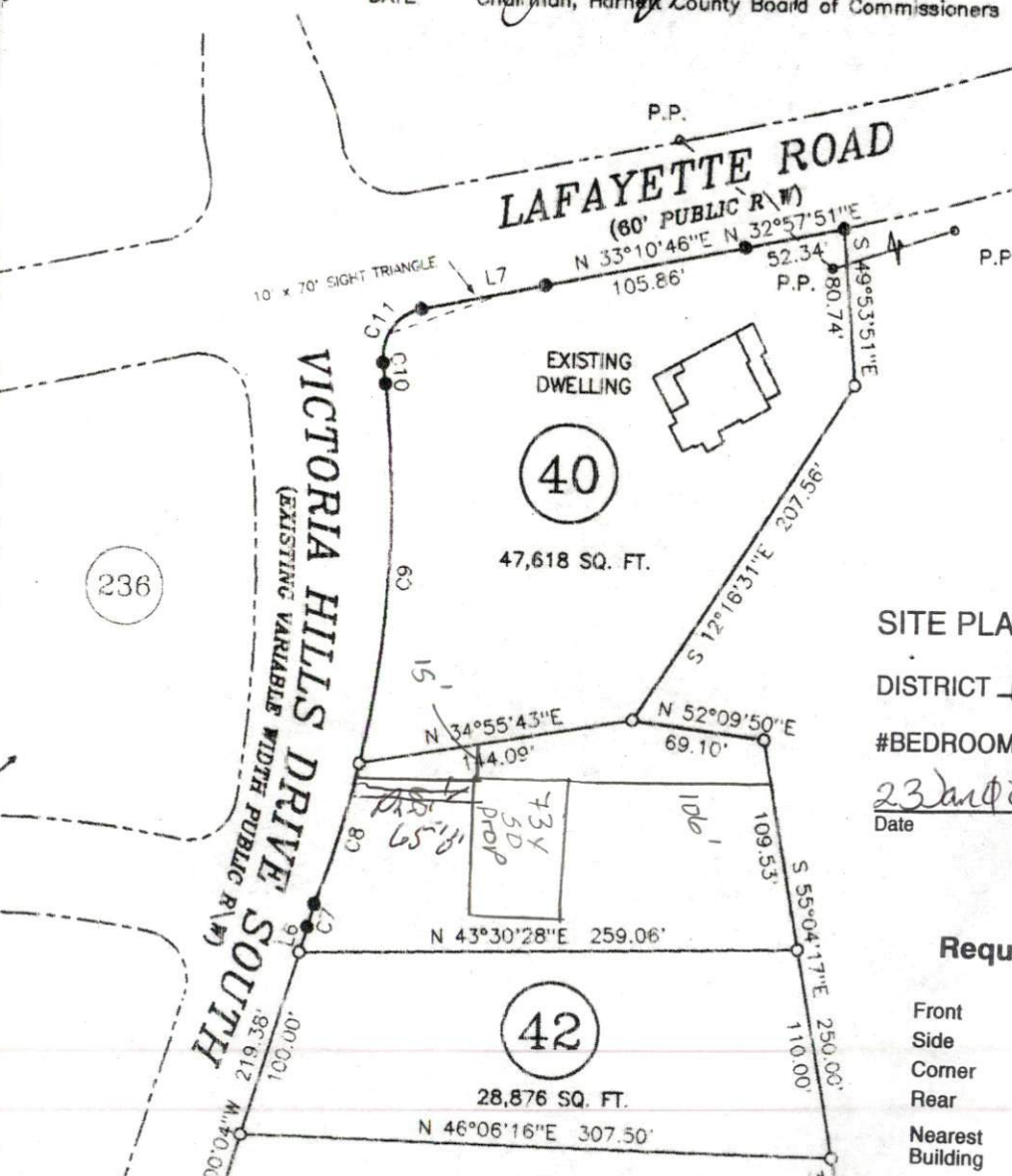
Required Property Line Setbacks

	Minimum	Actual
Front	<u>35</u>	<u>100</u>
Side	<u>10</u>	<u>15</u>
Corner	<u>20</u>	<u>106'</u>
Rear	<u>25</u>	<u>110.00'</u>
Nearest Building	<u>10</u>	<u>110.00'</u>

THE LOT(S) ON THIS PLAT HAVE BEEN EVALUATED BY A PRIVATE CONSULTANT. BASED ON THIS REVIEW, IT APPEARS THAT LOT(S) ON THIS PLAT MEET APPROPRIATE REGULATIONS. NOTE THAT FINAL APPROVAL FOR EACH LOT REQUIRES ISSUANCE OF THE APPROPRIATE HARNETT COUNTY HEALTH DEPARTMENT PERMITS FOR SPECIFIC USE AND SITING IN ACCORDANCE WITH REGULATIONS IN FORCE AT THE TIME OF PERMITTING. THIS CERTIFICATION DOES NOT REPRESENT APPROVAL OR A PERMIT FOR ANY SITE WORK.

11/16/01 DATE
[Signature] ENVIRONMENTAL HEALTH

07-567A)



236

40

47,618 SQ. FT.

42

28,876 SQ. FT.

North Carolina
Harnett County

OPTION CONTRACT

This contract, made this 20th day of December, 2001, between:

Anderson Construction Inc. hereinafter called "SELLER" and

A. L. Champion hereinafter called "BUYER"

WITNESSETH:

That for and in consideration of the sum of \$ 22,500.00, the receipt of which is hereby acknowledged, Seller hereby gives and grants unto Buyer the right and option to purchase from said Seller a certain tract of land in Hectors Creek Township, County of Harnett, more particularly described as follows:

Lot # 41 - Victoria Hills III	\$22,500.00
Less deposit	<u>500.00</u>
Amount due February 1, 2002	\$22,000.00

THE TERMS AND CONDITIONS OF THIS OPTION ARE AS FOLLOWS:

- (1) If Buyer elects to purchase said lot under the terms of this contract, the purchase price shall be \$ 22,500.00.
- (2) Seller agrees to make, execute and deliver to Buyer or his heirs or assigns a fee simple general warranty deed free from all encumbrances not excepted within this contract within a reasonable time from notice from Buyer to exercise said option when said notice is given within the time set out above and upon payment by Buyer of the purchase price. Buyer and Seller agree to pro-rate the ad valorem taxes to the date of transfer and each pay their usual closing costs.
- (3) If the option is not exercised within the time set out above, the sum paid for this option shall be forfeited to Seller but if the lot is sold within a reasonable time after notice within said time limit, then the sum paid for this option shall be applied as a credit towards the purchase price.
- (4) Seller and Buyer agree that notice from Buyer to Seller of Buyer's intent to exercise this option, duly given within the time set out above, will cause contract to become a binding contract of purchase and sale.
- (5) ANY OTHER CONDITIONS SHALL BE ATTACHED HERETO.

IN TESTIMONY WHEREOF, the Seller and Buyer have hereunto set his hand and seal and acknowledges that the singular shall include the plural and the masculine shall equally include the feminine and neuter.



Seller (SEAL)



Buyer (SEAL)

North Carolina
Harnett County

OPTION CONTRACT

This contract, made this 20th day of December, 2001, between:

Anderson Construction Inc. hereinafter called "SELLER" and

A. L. Champion hereinafter called "BUYER"

WITNESSETH:

That for and in consideration of the sum of \$ 22,500.00, the receipt of which is hereby acknowledged, Seller hereby gives and grants unto Buyer the right and option to purchase from said Seller a certain tract of land in Hectors Creek Township, County of Harnett, more particularly described as follows:

Lot # 41 - Victoria Hills III	\$22,500.00
Less deposit	<u>500.00</u>
Amount due February 1, 2002	\$22,000.00

THE TERMS AND CONDITIONS OF THIS OPTION ARE AS FOLLOWS:

- (1) If Buyer elects to purchase said lot under the terms of this contract, the purchase price shall be \$ 22,500.00.
- (2) Seller agrees to make, execute and deliver to Buyer or his heirs or assigns a fee simple general warranty deed free from all encumbrances not excepted within this contract within a reasonable time from notice from Buyer to exercise said option when said notice is given within the time set out above and upon payment by Buyer of the purchase price. Buyer and Seller agree to pro-rate the ad valorem taxes to the date of transfer and each pay their usual closing costs.
- (3) If the option is not exercised within the time set out above, the sum paid for this option shall be forfeited to Seller but if the lot is sold within a reasonable time after notice within said time limit, then the sum paid for this option shall be applied as a credit towards the purchase price.
- (4) Seller and Buyer agree that notice from Buyer to Seller of Buyer's intent to exercise this option, duly given within the time set out above, will cause contract to become a binding contract of purchase and sale.
- (5) ANY OTHER CONDITIONS SHALL BE ATTACHED HERETO.

IN TESTIMONY WHEREOF, the Seller and Buyer have hereunto set his hand and seal and acknowledges that the singular shall include the plural and the masculine shall equally include the feminine and neuter.

_____(SEAL)
Seller

_____(SEAL)
Buyer