

Initial Application Date: 10/31/02

enu.

Application # 5832

CITY OF HARNETT LAND USE APPLICATION

3-5-5832

Central Permitting

102 E. Front Street, Lillington, NC 27546

Phone: (910) 893-4759

Fax: (910) 893-2793

LANDOWNER: Johnnie A. Canady Mailing Address: 7007 Scarlett Lane
City: Garner State: NC Zip: 27529 Phone #: 919-422-8413

APPLICANT: Johnnie A. Canady Mailing Address: 7007 Scarlett Lane
City: Garner State: NC Zip: 27529 Phone #: 919-422-8413

PROPERTY LOCATION: SR #: 1115 SR Name: Buffalo Lake Road
Parcel: 03958704 0020 02 PIN: 9587.62.4354.000
Zoning: RA20R Subdivision: CRESTVIEW LAKE Lot #: 12 Lot Size: 1.019 ac
Flood Plain: X Panel: 75 Watershed: NA Deed Book/Page: 1683-219 Plat Book/Page: 2002-1171

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: Hwy 27 toward Sanford; (L) onto Buffalo Lake Road; Lots approx 1/2 miles on (L) just before Crestview SUBD. across the road from Valley View Court.

PROPOSED USE: 2407 SE
 Sg. Family Dwelling (Size 32 x 36) # of Bedrooms 3 # Baths 2.5 Basement (w/wo bath) 0 Garage 2 car Deck 10x12
 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 _____ 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>113</u>	Rear	<u>25</u> <u>250+</u>
Side	<u>10</u>	<u>15</u>	Corner	<u>20</u> <u>20+</u>
Nearest Building	<u>10</u>	<u>40</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.

Johnnie Canady
Signature of Applicant

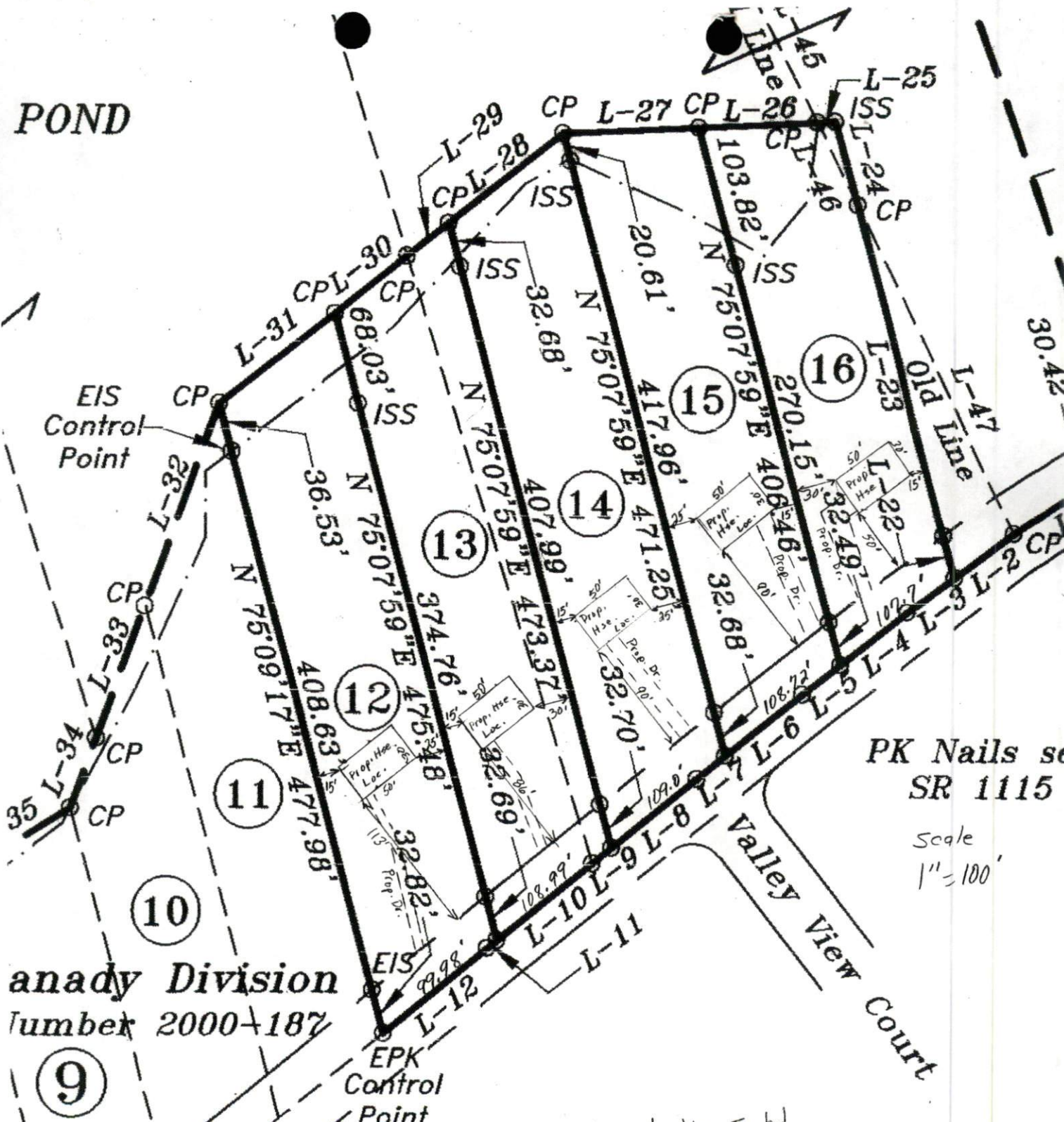
10/31/02
Date

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

906 10/31 5

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

POND



anady Division
 lumber 2000-187

PK Nails se
 SR 1115

Scale
 1" = 100'

9
 Buffalo Lake Road
 (Public Dedicated)

Crestview Lakes Subd.

SITE PLAN APPROVAL
 DISTRICT RAZOR USE SFD
 #BEDROOMS 3
11-15-02 T. Johnson
 Date Zoning Administrator

Area S	1.0
- 0.0	1.0
Area S	1.0

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY, NC
2002 OCT 31 01:13:42 PM
BK: 1683 PG: 219-222 FEE: \$20.00
INSTRUMENT # 2002019648

HARNETT COUNTY TAX ID #
03 9587 04 0020
-01 through -11
10/31 BY MT

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: 0

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

Mail/Box to: Grantee

This instrument was prepared by: Ray McLEAN (no title exam)

Brief description for the Index: _____

THIS DEED made this 31 day of October, 2002, by and between

GRANTOR	GRANTEE
Oak Ridge Builders & Developers Inc. 7007 Scarlett Lane Garner, NC 27529	Johnnie A. Canady 7007 Scarlett Lane Garner, NC 27529

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:

see schedule A attached

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1657 page 345.

A map showing the above described property is recorded in Plat Book _____ page _____.

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:

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.
Oak Ridge Builders & Developers Inc.

(Entity Name) _____ (SEAL)

By: John A. Gandy _____ (SEAL)
Title: president

By: _____ (SEAL)
Title: _____

By: _____ (SEAL)
Title: _____

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____ 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 _____ day of _____, 20__.

My Commission Expires: _____

Notary Public

State of North Carolina - County of Hamett

I, the undersigned Notary Public of the County and State aforesaid, certify that Johnnie A. Canady personally appeared before me this day and acknowledged that he is the president of Oak Ridge Builders & Developers Inc., a North Carolina corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its agent and deed. Witness my hand and Notarial stamp or seal, this 31 day of oct, 2002.

My Commission Expires: 3/21/2003

[Signature]
Notary Public

State of North Carolina - County of _____

I, the undersigned Notary Public of the County and State aforesaid, certify that _____

Witness my hand and Notarial stamp or seal, this _____ day of _____, 20__.

My Commission Expires: _____

Notary Public

The foregoing Certificate(s) of _____ is/are certified to be correct. This instrument and this certificate are duly registered at the date and time and in the Book and Page shown on the first page hereof.

Register of Deeds for _____ County
By: _____ Deputy/Assistant - Register of Deeds

EXHIBIT A

BEING all of Lots 1 through 8 of the "Subdivision for Jimmie D. Grantham" as shown on that map recorded in Plat Cabinet F, Slide 550-A, Harnett County Registry. Reference to said map is hereby made for a more perfect description.

LESS AND EXCEPT THE FOLLOWING TRACT:

All that tract or parcel of land lying and being in Barbecue Township, Harnett County, North Carolina and being more particularly described as follows:

BEGINNING at an existing nail in the centerline of NCSR 1115, said point being the northwestern corner of the "L.B. Wilson" property, and thence continuing with the centerline of said road the following courses and distances: North 01 deg. 19 min. 00 sec. East for a distance of 125.10 feet to a pk nail; North 01 deg. 17 min. 46 sec. East for a distance of 99.86 feet to a pk nail; North 00 deg. 53 min. 18 sec. East for a distance of 99.95 feet to a pk nail; North 00 deg. 56 min. 43 sec. West for a distance of 99.92 feet to a pk nail; North 04 deg. 23 min. 44 sec. West for a distance of 99.80 feet to a pk nail; North 06 deg. 33 min. 34 sec. West for a distance of 99.96 feet to a pk nail; North 09 deg. 49 min. 39 sec. West for a distance of 99.92 feet to a pk nail; North 11 deg. 48 min. 52 sec. West for a distance of 99.89 feet to a pk nail; North 13 deg. 32 min. 38 sec. West for a distance of 99.93 feet to a pk nail; North 15 deg. 14 min. 35 sec. West for a distance of 99.98 feet to a pk nail; North 17 deg. 37 in. 12 sec. West for a distance of 99.93 feet to a pk nail; North 20 deg. 13 min. 07 sec. West for a distance of 99.94 feet to a pk nail; North 24 deg. 24 min. 04 sec. West for a distance of 99.97 feet to a pk nail; North 28 deg. 36 min. 41 sec. West for a distance of 99.94 feet to a pk nail, said point being a new corner with lot 5; thence leaving said road and along the new southern boundary of lot 5 of said Grantham property North 70 deg. 55 min. 47 sec. East for a distance of 1234.63 feet to a new corner with lot 5; thence North 01 deg. 04 min. 23 sec. West for a distance of 1923.22 feet with lots 5, 4, 3 and 1 to an iron stake in the southern line of "Helen Thomas" property; thence continuing with said Thomas and Gillis property lines North 66 deg. 36 min. 42 sec. East for a distance of 1137.85 feet to an existing iron stake at the southeast corner of Gillis; thence South 01 deg. 08 min. 35 sec. East for a distance of 2934.81 feet to an existing iron stake at the southwestern corner of property as described in Deed Book 386, page 193; thence with the "L.B. Wilson" property South 01 deg. 48 min. 42 sec. West for a distance of 900.02 feet to an iron stake; thence continuing with said Wilson property South 80 deg. 31 min. 42 sec. West for a distance of 1977.08 feet to the point and beginning and being the greater portion of Lot 6 and all of lots 7 and 8 of the "Jimmie D. Grantham" property as recorded in Plat Cabinet F, Slide 550-A, Harnett County Registry, said property contains 124.057 acres more or less.