

Initial Application Date: 10/31/02 9. priv. Health Applic: 03-50006553
2/24/02

COUNTY OF HARNETT LAND USE APPLICATION

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
422-8414

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 PIN: 9587-61-5711
Zoning: RA20R Subdivision: Buffalo Lake Crestview Lot #: 11 Lot Size: _____
Flood Plain: X Panel: 75 Watershed: NA Deed Book/Page: 1683-2B Plat Book/Page: _____

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

PROPOSED USE:

- Sg. Family Dwelling (Size 50 x 30 # of Bedrooms 3 # Baths 2 1/2 Basement (w/wo bath) 0 Garage X Deck X
- Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____
- Manufactured Home (Size _____ x _____) # of Bedrooms _____ Garage _____ Deck _____
- Comments: _____
- Number of persons per household Speck
- 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 Manufactured homes _____ Other (specify) _____

Property owner of this tract of land own land that contains a proposed 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>70</u>	Rear	<u>25</u>
Side	<u>10</u>	<u>14</u>	Corner	<u>20</u>
Nearest Building	<u>10</u>			

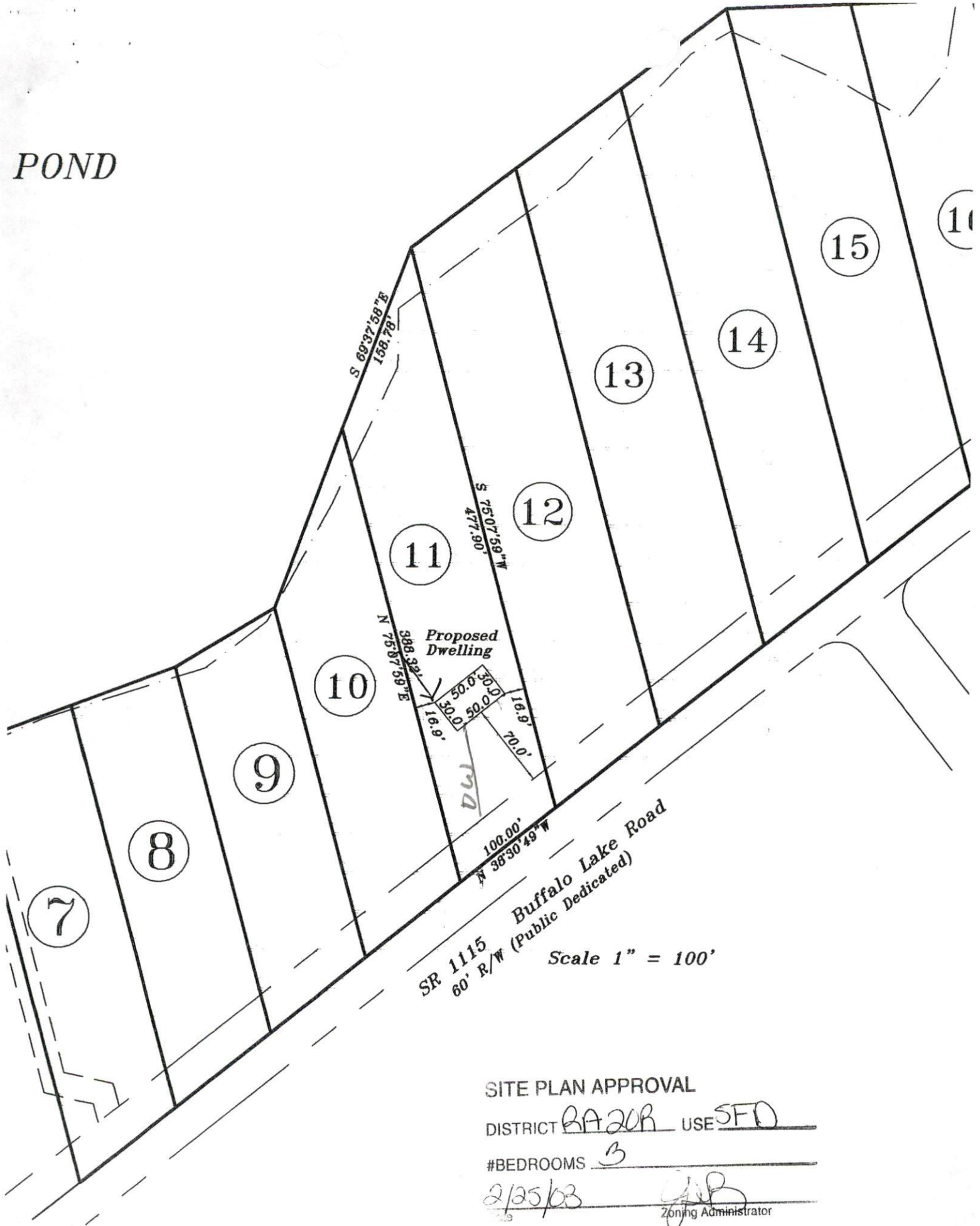
If permits are granted I agree to conform to all ordinances and the laws of the State of North Carolina regulating such work and the specifications or plans submitted. I hereby swear that the foregoing statements are accurate and correct to the best of my knowledge.

Signature of Applicant: Johnnie A. Canady

Date: 10-29-2002
#2006 3-25 (5)

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

POND



Scale 1" = 100'

SR 1115
60' R/W (Public Dedicated)
Buffalo Lake Road

SITE PLAN APPROVAL

DISTRICT BA20R USE SFD

#BEDROOMS 3

2/25/03
Zoning Administrator

Exist. 30' Access Easement

POND

20' Drainage Easement

SR 1115
60' R/W (Public Dedicated)

Buffalo Lake Road

Lake Crest View

Valley View Court

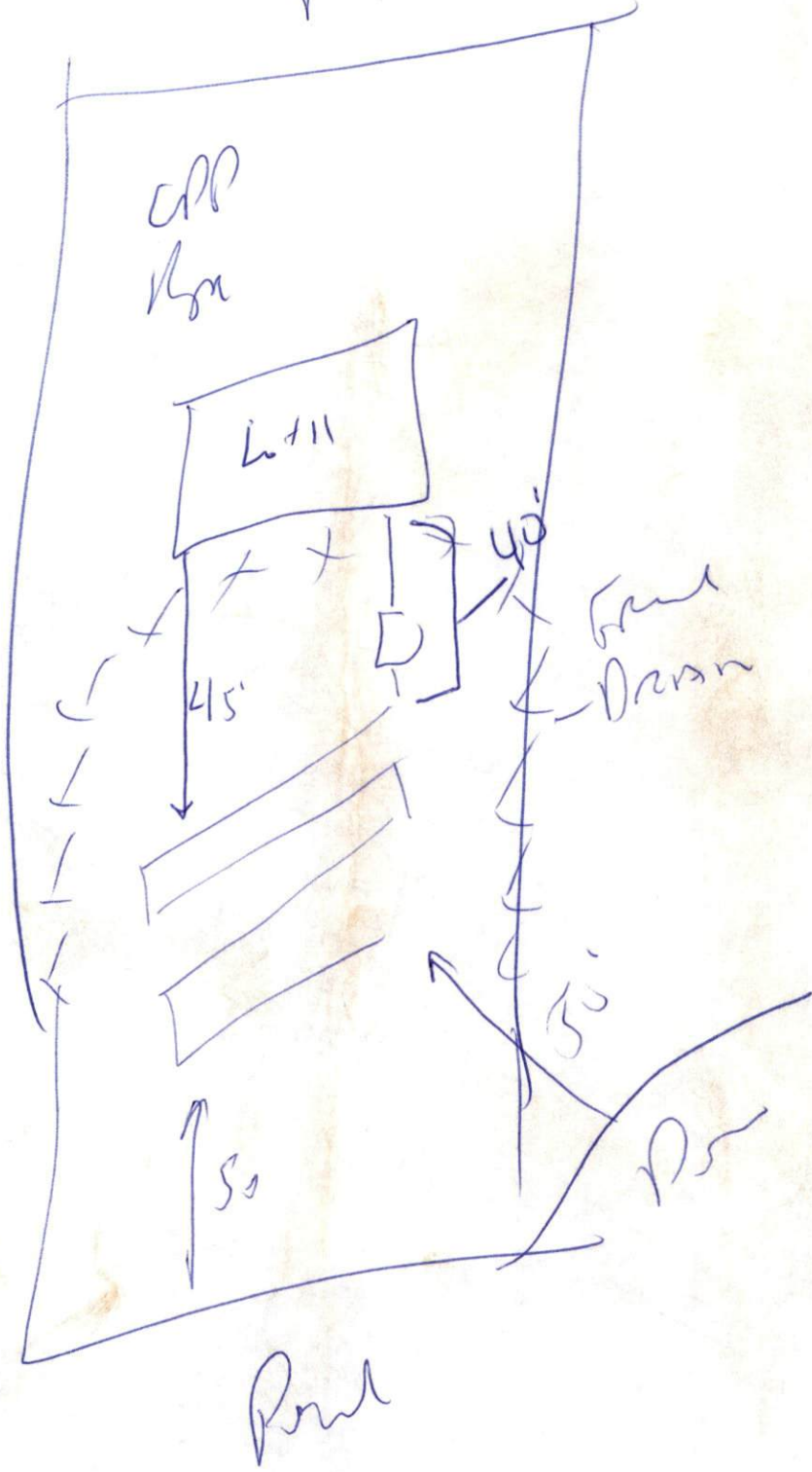
PIN Numbers	Parcel ID Numbers
9587-62-2021.000	03958704 0020 07
9587-61-2962.000	03958704 0020 08
9587-61-3814.000	03958704 0020 09
9587-61-4707.000	03958704 0020 10
9857-61-5711.000	03958704 0020 11
9587-61-5693.000	03958704 0020 02
9587-61-6555.000	03958704 0020 03
9587-61-7406.000	03958704 0020 04
9857-61-7377.000	03958704 0020 05
9587-61-8218.000	03958704 0020 06

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Reference
Deed Book
Plat Cabin
County Ma
County Ma

Map of Correction
To Add Subdivision Name

M

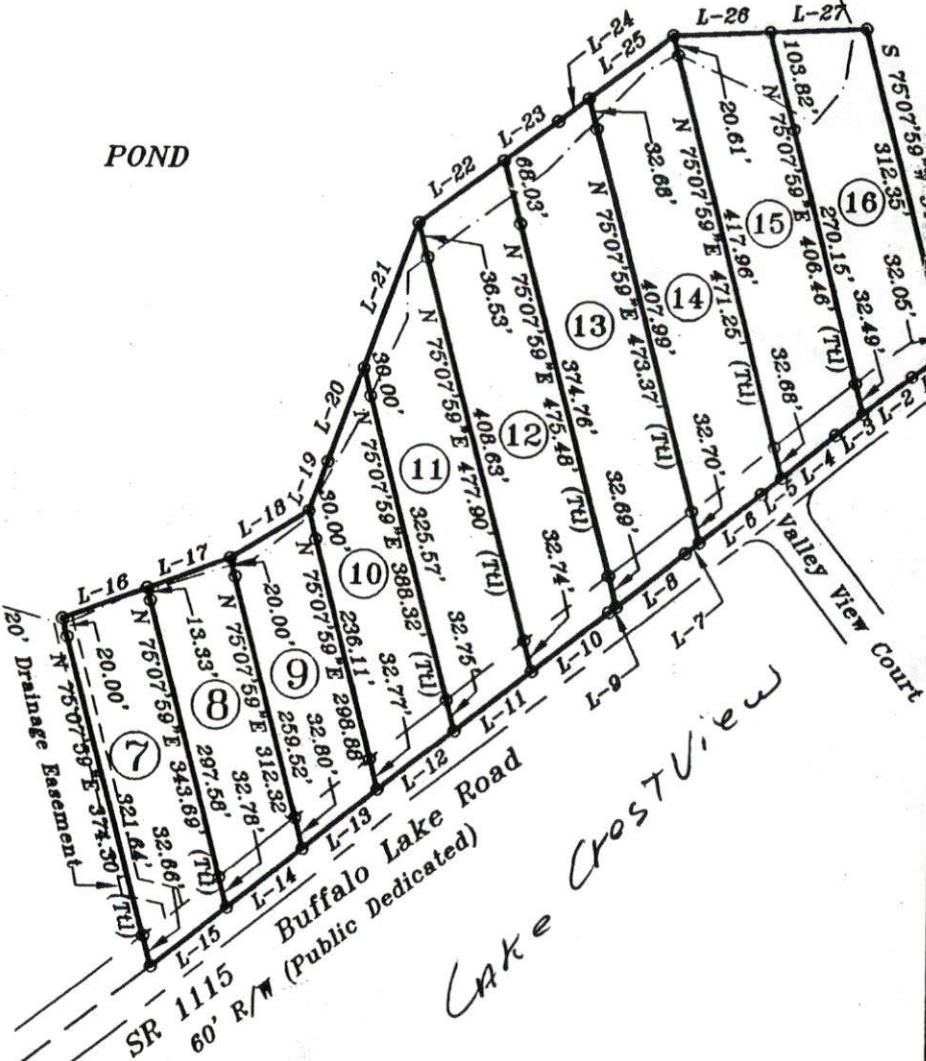


17240
18.24

Exist. 30' Access Easement

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Map of Correction
To Add Subdivision Name

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. Gang _____ (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
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.

By: _____ Register of Deeds for _____ County
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.