

Initial Application Date: 11-20-03

Application # 03 0008316-1

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? Properties
Comfort Homes Inc. Mailing Address: P.O. Box 369
City: Clayton State: NC Zip: 27520 Phone #: (919) 553-3242

APPLICANT: Comfort Homes Inc. Mailing Address: P.O. Box 369
City: Clayton State: NC Zip: 27520 Phone #: (919) 553-3242

PROPERTY LOCATION: SR #: _____ SR Name: Christian Light Road
Parcel: 03 0644 0017 38 PIN: 0644-37-7191-000
Zoning: R1A30 Subdivision: Forest Trails Lot #: 35 Lot Size: .55 AC
Flood Plain: X Panel: 10 Watershed: IV Deed Book/Page: 1524/454 Plat Book/Page: 2001/08/03
If located with a Watershed indicate the % of Impervious Surface: _____

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 401 North, Left on Christian Light Rd.
Right on Kingsbrook Circle

PROPOSED USE:
 Sg. Family Dwelling (Size 40x60, 31x28) # of Bedrooms 3 # Baths 2 1/2 Basement (w/wo bath) _____ Garage 576 sqft Deck 120 sqft

Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____
 Manufactured Home (Size _____ x _____) # of Bedrooms _____ Garage _____ Deck _____

Comments: _____
 Number of persons per household spec

- 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 Proposed SFD

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 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>55</u>	Rear	<u>25</u> <u>123</u>
Side	<u>10</u>	<u>36</u>	Corner	<u>20</u>
Nearest Building	<u>10</u>	<u>-</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.

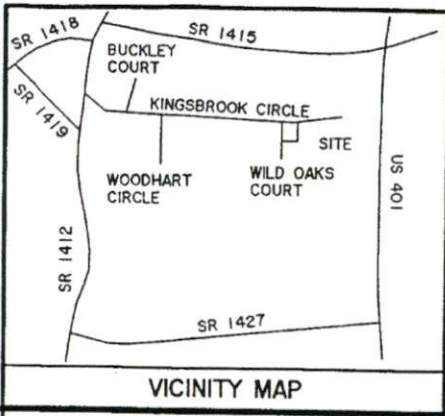
Sherrin Patton
Signature of Owner or Owner's Agent

11-25-03
Date

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

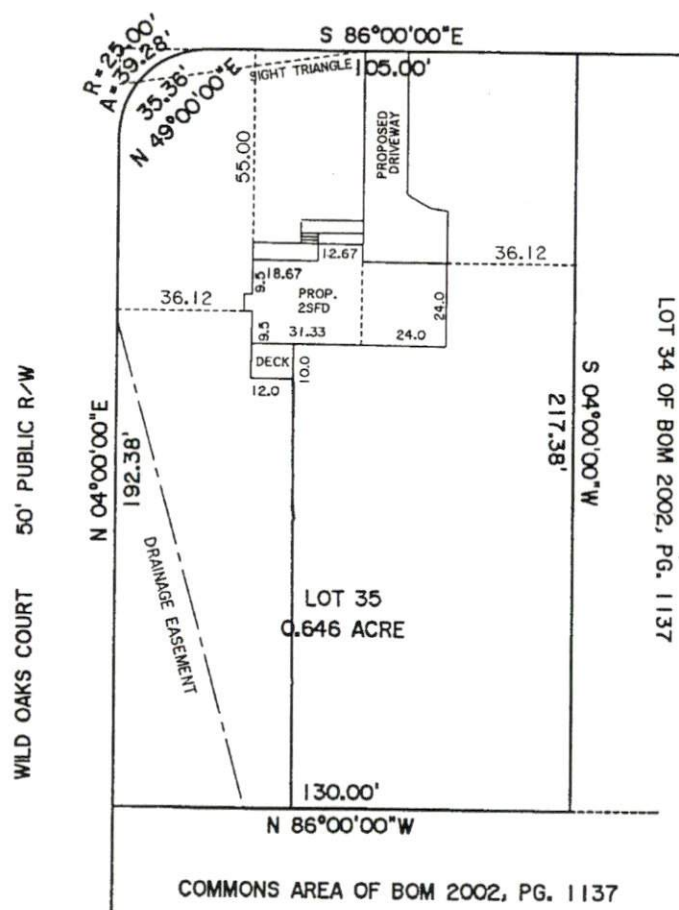
A RECORDED SURVEY PLAT AND RECORDED DEED ARE REQUIRED WHEN APPLYING FOR A LAND USE PERMIT

68412/8 N



IMPERVIOUS SURFACE COVERAGE
 1496 SQ.FT. - HOUSE & GARAGE
 63 SQ.FT. - WALK & STEPS
 944 SQ.FT. - DRIVEWAY
 2503 TOTAL SQ.FT. - PROPOSED COVER
 28126 SQ.FT. IN LOT
 PERCENTAGE OF LOT COVERED - 9%

KINGSBROOK CIRCLE 50' PUBLIC R/W



SITE PLAN APPROVAL
 DISTRICT BA3D USE SE
 #BEDROOMS 3
11-26-03
 Date

PLOT PL
 COMFORT
 HECTORS CREE
 HARNETT C
 NORTH CAI

- NOTE: BEING LOT 35 OF FOREST TRAILS SUBD., PHASE I, RECORDED IN BOOK OF MAPS 2002, PAGE 1137.
- NOTE: AREA COMPUTED BY COORDINATE METHOD.
- NOTE: NO NCGS MONUMENT WITHIN 2000'.
- NOTE: A 15' CONSTRUCTION EASEMENT SHALL BE RESERVED ON BOTH SIDES OF ALL PROPOSED STREETS.

No structures are shown not discovered from a casual above ground view of the premises. The premises shown are subject to any existing easements, rights-of-way, restrictive covenants, zoning regulations, and/or setback lines whether or not they are shown on the plat or whether or not recorded in the public records.

PRELIMINARY PLAT- NOT FOR RECORDATION, CONVEYANCES, OR SALES.

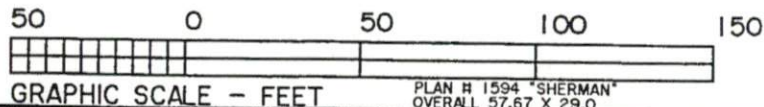
I, DANNY O. WILLIAMS, certify that under my direction and supervision this map was drawn from an actual field survey; that the error of closure of the survey as calculated by latitudes and departures is 1: 10,000; and that this survey meets general standards of practice for land surveying in North Carolina.

Witness my hand and seal this 20 day of NOVEMBER, 2003.

P.L.S. L-2647

Danny O. Williams
 DANNY O. WILLIAMS
 SURVEYOR
 STATE OF NORTH CAROLINA

WILLIAMS - PEARCE & ASSOC., P.A.
 P. O. BOX 892
 ZEBULON, N. C.
 PHONE: 269-9605



DRAWN BY: _____
 CHECKED BY: _____
 DATE: _____
 SCALE: _____
 JOB: BGW
 FB: _____

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARRIS
HARNETT COUNTY, NC
2001 AUG 03 04:47 11 PM
BK 1320 PG 454-456 PER \$10.00
INSTRUMENT # 2001013695

Excise Tax

Recording Time, Book and Page

Tax Lot No. Parcel Identifier No. 08-0653-0115-01
Verified by County on the day of
by

Mail after recording to A & D Properties, 6212 Rawls Church Road, Fuquay-Varina, NC 27526

This instrument was prepared by William M. Pope, Attorney at Law
Brief description for the Index 18.421 Acres, Tract C, Map No. 2001-823

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 1st day of August, 2001, by and between

GRANTOR

GRANTEE

Horace L. Ausley and wife,
Hilda W. Ausley

6794 Christian Light Road
Fuquay-Varina, NC 27526

A & D Properties, a N.C.
General Partnership

6212 Rawls Church Road
Fuquay-Varina, NC 27526

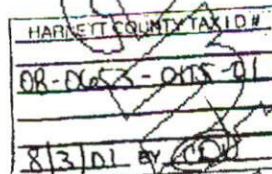
Enter in appropriate block for each party: name, address, and, if appropriate, character of entity, e.g. corporation or partnership.

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 n/a, Hectors Creek Township, Harnett County, North Carolina and more particularly described as follows:

BEING all of Lot No. C containing 18.421 acres, more or less as shown on map of survey entitled "Lot Recombination - Survey for: A & D Properties" dated June 1, 2001 drawn by Stancil & Associates, Professional Land Surveyor, P.A., and recorded as Map No. 2001-823, Harnett County Registry, reference to which is hereby made for greater accuracy of description.

This being out of that property conveyed from Irvin A. Ausley et ux to Horace L. Ausley by warranty deed (grantors reserved life estate) recorded in Deed Book 628, Page 952, Harnett County Registry. For further reference see: 90 E 854; 81 E 302, Harnett County Registry.



The property hereinabove described was acquired by Grantor by instrument recorded in
 Deed Book 628, Page 952, Harnett County Registry.....

A map showing the above described property is recorded in Plat Book 2001 page 823.....

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 except for the exceptions hereinafter stated. Title to the property hereinabove described is subject to the following exceptions:

IN WITNESS WHEREOF, the Grantor has hereunto set his hand and seal, or if corporate, has caused this instrument to be signed in its corporate name by its duly authorized officers and its seal to be hereunto affixed by authority of its Board of Directors, the day and year first above written.

By: _____ (Corporate Name)
 _____ President
 _____ (SEAL)
 _____ (SEAL)
 _____ (SEAL)
 _____ (SEAL)



NORTH CAROLINA, HARNETT County.
 I, _____ Notary Public of the County and State aforesaid, certify that _____ Grantor, _____ and wife _____ personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp or seal, this 1st day of AUGUST, 2001.
 My commission expires: 6/8/2004 _____ Notary Public

NORTH CAROLINA, _____ County.
 I, a Notary Public of the County and State aforesaid, certify that _____ Secretary of _____ a North Carolina corporation, and that by authority duly given and as the act of the corporation, the foregoing instrument was signed in its name by its _____ President, sealed with its corporate seal and attested by _____ as its Secretary. Witness my hand and official stamp or seal, this _____ day of _____
 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