

Initial Application Date: 7-7-03

Application # 03-0007431

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting 102 E. Front Street, Lillington, NC 27546 Phone: (910) 893-4759 Fax: (910) 893-2793

LANDOWNER: Pine Grove Dev. Corp. Mailing Address: 622 Buffalo Lake Rd.
City: Sawford State: NC Zip: 27332 Phone #: 498-2204

APPLICANT: _____ Mailing Address: 35 Athens Court
City: Cameron State: NC Zip: 28326 Phone #: _____

PROPERTY LOCATION: SR #: 24-27 SR Name: 24-27 West.
Parcel: 09-9556-0064-50 PIN: 9565-48-58-1741
Zoning: RA-20A Subdivision: Woodbridge PH II Lot #: 28 Lot Size: .62 AC.
Flood Plain: X Panel: 150 Watershed: NA Deed Book/Page: 972/900 Plat Book/Page: 2003-355-356

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: 24-27 West. Right on Stouff Teu. Left on Hannah Lori. - Right on Athens Court.

PROPOSED USE:

- Sg. Family Dwelling (Size _____ x _____) # of Bedrooms _____ # Baths _____ Basement (w/wo bath) _____ Garage _____ Deck _____
- Multi-Family Dwelling No. Units _____ No. Bedrooms/Unit _____
- Manufactured Home (Size 27x76) # of Bedrooms 3 Garage NA Deck NA

- 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 0 Manufactured homes 1 - proposed. Other (specify) 0

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>64'</u>	Rear	<u>25'</u>
Side	<u>10'</u>	<u>31'</u>	Corner	<u>NA</u>
Nearest Building	<u>NA</u>	<u>NA</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.

Jane Stouff - PGDC
Signature of Owner or Owner's Agent

7-7-03
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

434 7/7/03

HP: 5370



UNBUILDABLE AREA

26

DAVID & DESSIE C. FERRELL
DB 854 PG.897

N 82°45'07" E 172.62'

320* FIP

FIP *330

S 10°34'52" E 110.46'

SETBACK

28

0.62 ACS.

27

21'

274.76'

S 14°37'45" E 158.91'

14'

332* FIP

*336

FIP N 46°50'48" E
50.00' R/W
70.01' CH

DRIVE

20' DRAINAGE EASEMENT

ATHENS COURT
50' R/W

*339

FIP

*337

N 80°04'50" E 142.15'

30

SITE PLAN APPROVAL

DISTRICT RPAOR USE DwM H

#BEDROOMS 3

7-7-03 C. Williams
Date Zoning Administrator

OWNER / DEVELOPER
PINE GROVE DEVELOPMENT CORP.
P.O. BOX 806
SOUTHERN PINES, N.C. 28327

NOTE:

BEING ALL OF LOT #28 OF WOODBRIDGE
SUBDIVISION PHASE 2 RECORDED IN
2003/ - HARNETT CO. REG.

LEGEND

- FIP FOUND IRON PIPE
- SIP SET IRON PIPE
- R/W RIGHT OF WAY
- PP POWER POLE
- * ELEVATIONS

I FURTHER CERTIFY THAT THIS PROPERTY
(DOES NOT)
LIE WITHIN A SPECIAL FLOOD HAZARD AREA
AS DESIGNATED BY FIRM FLOOD INSURANCE

DATE: APRIL 02, 2003

PLOT PLAN

LOT 28

SCALE: 1" = 40'

TOWNSHIP: JOHNSONVILLE

WOODBIDGE
PHASE 2

HARNETT CO. N.C.

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY, NC
2001 JUN 27 04:29:45 PM
BK: 1514 PG: 410-412 FEE: \$10.00
NC REVENUE STAMP: \$264.00
INSTRUMENT # 2001011289

Excise Tax ~~\$280.00~~ ^{264.00}

Recording Time, Book and Page

Tax Lot No. _____ Parcel Identifier No: 09-9556-0064 & 09-9556-0064-02
Verified by _____ County on the ___ day of _____, 19__
by _____

Mail after recording to David F. McRae, Attorney, P.O. Box 99, Lillington, NC 27546
This instrument was prepared by David F. McRae, Attorney, P.O. Box 99, Lillington, NC 27546

Brief Description for the index

39.74 acres, NC Hwy 27-27, Johnsonville Township

NORTH CAROLINA GENERAL WARRANTY DEED

THIS DEED made this 26th day of June, 2001 by and between

GRANTOR

CHONG BISHOP and husband,
WAYNE BISHOP and
LEASA WATSON and husband,
SAMUEL WATSON
105 Meadow Spring Drive
Sanford, North Carolina 27330

GRANTEE

PINE GROVE DEVELOPMENT CORP.,

662 Buffalo Lake Road
Sanford, North Carolina 27330

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 _____, Johnsonville Township, Harnett County, North Carolina and more particularly described as follows:

BEING all of that certain tract or parcel of land containing 39.74 acres, more or less, as shown upon that map and survey entitled "Survey for : Pine Grove Development for Chong and Wayne Bishop and Samuel and Leasa Watson", prepared by Bracken & Associates, dated June 18, 2001, and appearing of record at Map Number 2001-685, Harnett County Registry. Reference to said map is hereby made for a greater certainty of description. The hereinabove referenced description is the combined acreage of those two tracts of land as shown in Deed Book 972, Page 900, Harnett County Registry.

erty hereinabove described was acquired by Grantor by instrument recorded in Deed Book 972, Page 900, Harnett County

ap showing the above described property is recorded in **Map Number 2001-685, Harnett County Registry.**

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:

Any and restrictions, roadway easements, and utility easements as may appear of record in the Harnett County Registry.

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.

(Corporate Name)

Chong Bishop (SEAL)
Chong Bishop

By: _____

Wayne Bishop (SEAL)
Wayne Bishop

President

ATTEST:

Leasa Watson (SEAL)
Leasa Watson

Secretary (Corporate Seal)

Samuel Watson (SEAL)
Samuel Watson

SEAL-STAMP NORTH CAROLINA, HARNETT COUNTY

I, Tina J. Arrington a Notary Public of the County and State aforesaid, certify that **Chong Bishop, Wayne Bishop, Leasa Watson, and Samuel Watson** personally appeared before me this day and acknowledged the execution of the foregoing instrument. Witness my hand and official stamp of seal, this _____ day of June, 2001.



Tina J. Arrington
Notary Public

SEAL-STAMP NORTH CAROLINA, Harnett County.

I, a Notary Public of the County and State aforesaid, certify that _____ personally came before me this day and acknowledged that he/she is _____ 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 it _____ President, sealed with its corporate seal and attested by him/her as its _____ Secretary. Witness my hand and official stamp or seal, this _____ day of _____, 19____.

My commission expires: / / _____ Notary Public

The foregoing Certificate(s) of _____