

Initial Application Date: July 19, 2005

Application # WS-50012641  
996097

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting

102 E. Front Street, Lillington, NC 27546

Phone: (910) 8934759

Fax: (910) 893-2793

LANDOWNER: Pine Grove Development Corporation, Inc. Mailing Address: 622 Buffalo Lake Rd.  
City: Sanford State: NC Zip: 27332 Phone #: 919-498-2204

APPLICANT: same as above Mailing Address: 120 Otto Rd.  
City: Lillington State: NC Zip: 27546 Phone # ~ 919-498-2204

PROPERTY LOCATION. SR # - 1141 SR Name: MICROTOWER RD.  
Parcel: 039597 018330 PIN: 0507-01-0347.000  
Zoning: RA-20R Subdivision: Cherokee Ridge Phase II Lot #: 19 Lot Size: .50  
Flood Plain: No Panel: 150 Watershed: No Deed Book/Page: 01865/0354 Plat Book/Page: 2005/99

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: Take 27 West - Left on Tingen Rd. - Left on MicroTower Rd. - Just past HeatherBrook Estates turn left onto Papoose Trail - Turn right onto Otto Rd. - job will be on the right.

PROPOSED USE:

- Sg. Family Dwelling (Size x) # of Bedrooms \_\_\_\_\_ # Baths \_\_\_\_\_ Basement (w/wo bath) \_\_\_\_\_ Garage \_\_\_\_\_ Dock \_\_\_\_\_
- Multi-Family Dwelling No. Units \_\_\_\_\_ No. Bedrooms/Unit \_\_\_\_\_
- Manufactured Home (Size 30'4" x 76') # of Bedrooms 4 Garage N/A Deck N/A

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: (X) County ( ) Well (No. dwellings \_\_\_\_\_) ( ) Other

Sewage Supply: (X) New Septic Tank ( ) Existing Septic Tank ( ) County Sewer ( ) Other

Erosion & Sedimentation Control Plan Required? NO

Structures on this tract of land: Single family dwellings 0 Manufactured homes 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? NO

Required Property Line Setbacks:	Minimum	Actual	Minimum	Actual
Front	<u>35'</u>	<u>40'</u>	Rear	<u>25'</u>
Side	<u>10'</u>	<u>11'</u>	Corner	<u>35'</u>
Nearest Building	<u>N/A</u>	<u>N/A</u>		<u>N/A</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.

James Osborne Jr  
Signature of Owner or Owner's Agent

July 15, 2005  
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

7/20 S

HP: 5549



DEED 1469/856

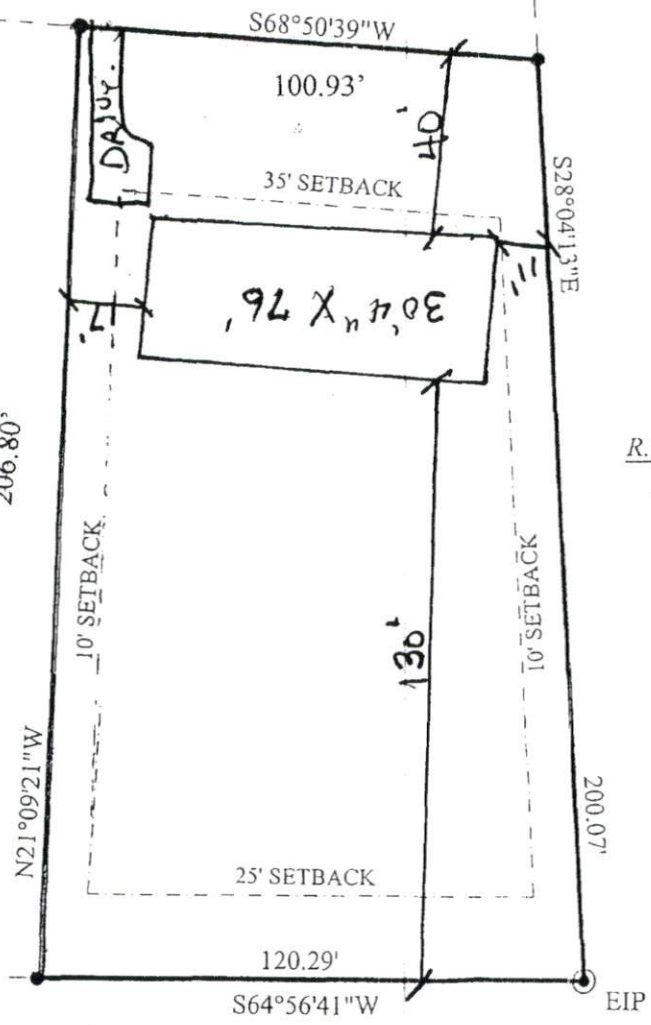
PAPOOSE TRAIL

20

OTTO ROAD  
50' PUBLIC R/W

18

206.80'



S28°04'13"E

N21°09'21"W

120.29'  
S64°56'41"W

200.07'

EIP

R.V. & LEONA TURNER  
PIN #0507-02-8432

SITE PLAN APPROVAL  
 DISTRICT REAR USE DWELLH  
 #BEDROOMS 4  
1/19/05 A. Duggan  
 Zoning Administrator  
 Date

Cherokee Ridge Subdivision  
Phase Two

**NOTE:**  
 BEING ALL OF LOT 19  
 CHEROKEE RIDGE SUBDIVISION  
 MAP BOOK 2005-99

**LEGEND**  
 EIP EXISTING IRON PIPE  
 SIP SET IRON PIPE  
 R/W RIGHT OF WAY  
 PP POWER POLE  
 \* ELEVATIONS

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

DATE:

SURVFY FOR:

CHEROKEE RIDGE SUB.



2003024977

FOR REGISTRATION REGISTER OF DEEDS  
KIMBERLY S. HARGROVE  
HARNETT COUNTY, NC  
2003 DEC 05 01:20:56 PM  
BK: 1865 PG: 354-357 FEE: \$20.00  
NC REV STAMP: \$210.00  
INSTRUMENT # 2003024977

HARNETT COUNTY TAX ID #  
03-9597-0183  
12/5/03 BY CWW

### NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$210<sup>00</sup>

Parcel Identifier No. 0395970183 Verified by \_\_\_\_\_ County on the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_  
By: \_\_\_\_\_

Mail/Box to: Ray McLean, Attorney P.O. Drawer 668, Coats, NC 27521

This instrument was prepared by: Ray McLean, Attorney

Brief description for the Index: 33.2 acres

THIS DEED made this 4 day of December, 2003, by and between

GRANTOR

GRANTEE

Patsy B. Flynn (unmarried)  
192 Flynn-McPherson Rd  
Cameron, NC 28326

Pine Grove Development Corp.  
622 Buffalo Lake Rd.  
Sanford, NC 27332

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 \_\_\_\_\_, \_\_\_\_\_Brabecue\_\_\_\_\_ Township, \_\_\_\_\_Harnett\_\_\_\_\_ County, North Carolina and more particularly described as follows:

(See attached Exhibit A for legal description of property)

The property hereinabove described was acquired by Grantor by instrument recorded in Book 1469 page 859

A map showing the above described property is recorded in Plat Book \_\_\_\_\_ page \_\_\_\_\_