

Initial Application Date: 5/25/2006

Application 1650014 997
1208703

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: 45 Box Elder Terrace
City: Cameron State: NC Zip: 28326 Phone #: n/a

PROPERTY LOCATION, SR #: Hwy 24 SR Name: Hwy. 24
Parcel: 00 099575 0160 01 PIN: _____
Zoning: RA-20 R Subdivision: Nature's Crossroads - Phase I Lot #: 42 Lot Size: .51
Flood Plain: No Panel: 150 Watershed: No Deed Book/Page: 2129/256 Plat Book/Page: 2006/226
2130/42 - 1593/64

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: Take 27 West - to Hwy. 24 - turn left onto Hwy 24 - new subdivision is on the right past Brafford Estates across from Laundry Mat - should turn right onto Red Bird Drive in subdivision - Lot 42 is on the left

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 56') # of Bedrooms 3 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>50'</u>	Rear	<u>25'</u> <u>66'</u>
Side	<u>10'</u>	<u>30'</u>	Corner	<u>35'</u> <u>N/A</u>
Nearest Building	<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.

Cameron DeBore
Signature of Owner or Owner's Agent

5/25/2006
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

5/31 S

CURVE TABLE

CURVE	LENGTH	RADIUS	BEARING	CHORD
C16	39.27	25.00	N44°41'12"W	35.36

EASEMENTS

AS PART OF THE RECORDED COVENANTS FOR THE SUBDIVISION, THERE WILL BE A 10-FOOT UTILITY /DRAINAGE EASEMENT RESERVED ALONG ALL LOT LINES.

HP: 5734

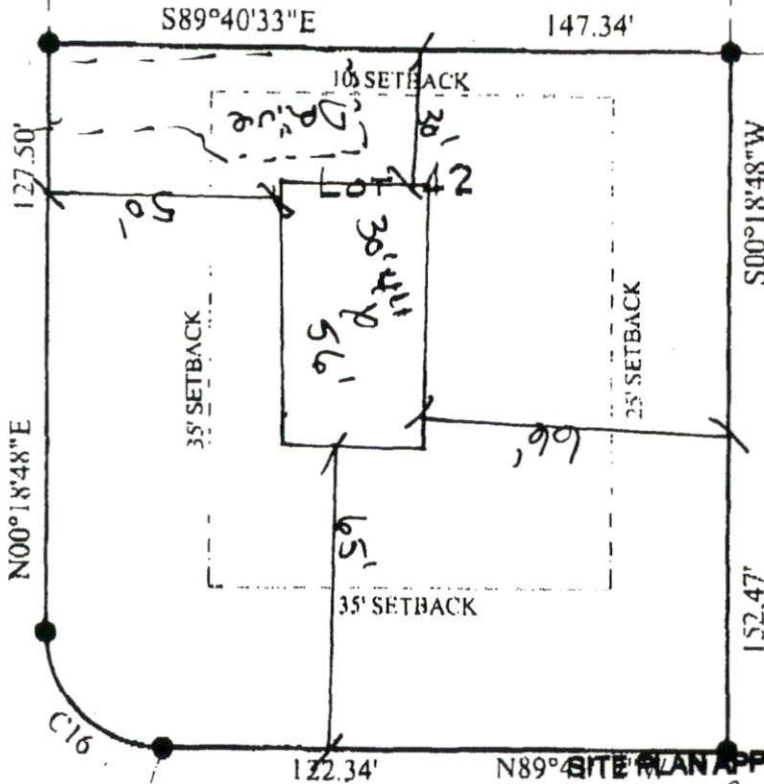


10

41

40

BOX ELDER TERRACE
50' PUBLIC R/W



FUTURE DEVELOPMENT

SITE PLAN APPROVAL

DISTRICT RA20R USE DWMT

#BEDROOMS 3

5-30-06 & R

Jon Staveland

ZONING ADMINISTRATOR

NOTE:
INFORMATION SHOWN HEREON FOR
LOCATION OF IMPROVEMENTS ONLY.
FOR TRANSFER OF PROPERTY REFER
TO

53

NOTE:

BEING ALL OF LOT 42
NATURES CROSSROADS-PHASE ONE

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 MAR. 07. 2006

SURVEY FOR:

LOT #42

1)	N18°14'48"E	74.07
2)	S12°15'08"W	80.65
3)	N23°14'55"E	20.41
4)	S25°28'45"W	37.29
5)	S25°02'17"E	47.85
6)	N82°44'10"E	89.01
7)	N13°18'48"E	43.47
8)	N30°44'08"W	31.40
9)	S24°56'28"E	20.41
10)	S1°13'50"E	3.21
11)	S12°51'56"W	84.88
12)	N22°52'16"E	21.83
13)	S88°21'08"W	28.85
14)	S44°41'12"E	35.36
15)	N18°48"W	36.36
16)	N44°30'03"W	36.47
17)	N28°57"W	36.24
18)	N7°32'24"E	81.82
19)	N88°34'11"E	80.95
20)	S48°45'17"E	50.08
21)	N51°30"E	48.80
22)	S7°54"W	33.90
23)	N28°23"E	35.36
24)	N44°41'12"W	35.36

AT 2 O'CLOCK P.M.

KIMMERLY S. HARGROVE
REGISTER OF DEEDS

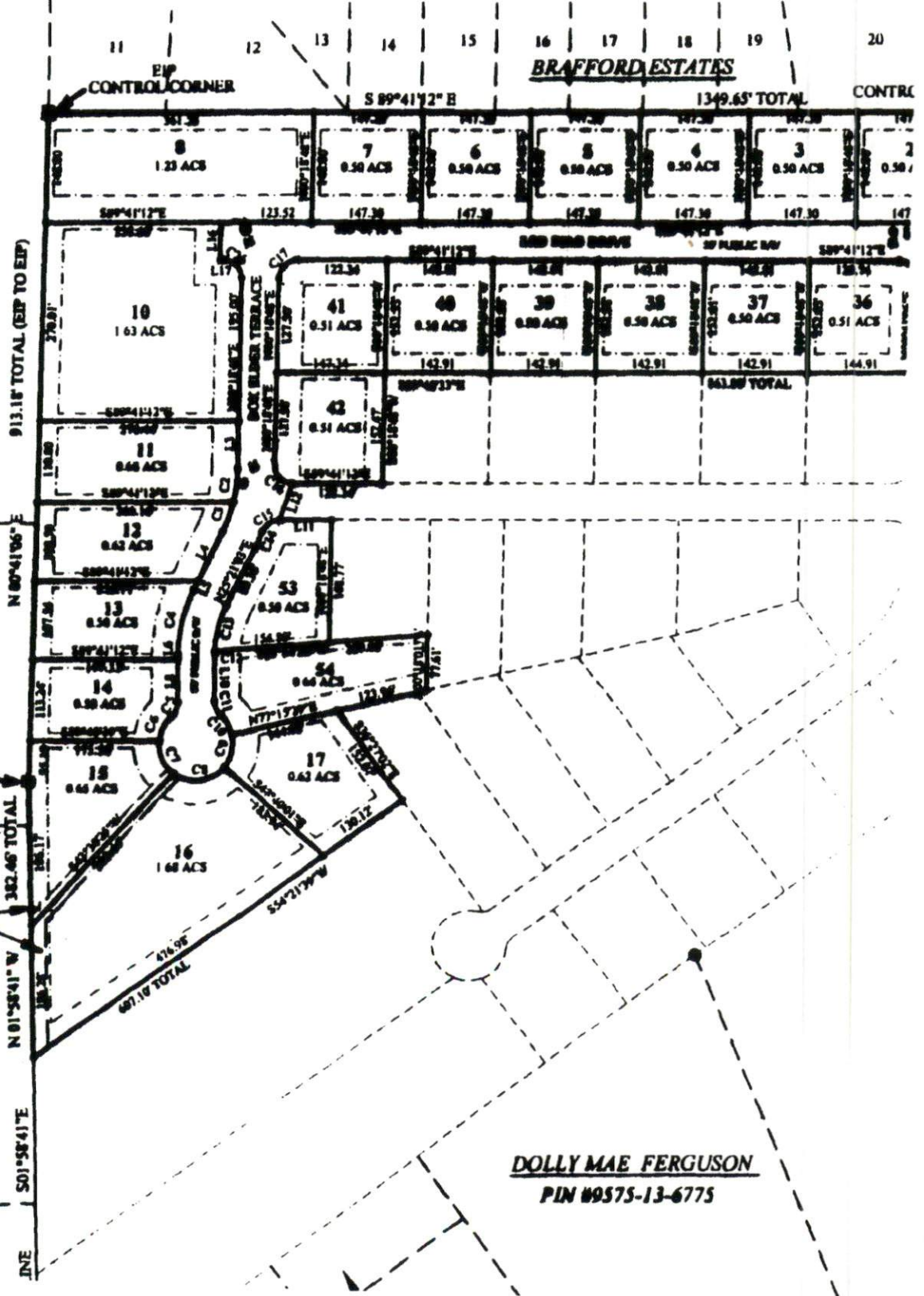
BY: *Judith Hamilton*
ASST. REGISTER OF DEEDS

N 23°07'27" E
13.03'
N 23°07'27" E
24.60'

EDWARD RAY HODGES
PIN #9575-05-1045

IRD RAY HODGES
PIN #9575-04-7454

4ND LARRY G. NEWSOME
IN #9575-03-1752



DOLLY MAE FERGUSON
PIN #9575-13-6775



HARNETT COUNTY TAX ID#

09 9575 0069

9-9-05 BY KUP

FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY, NC
2005 SEP 09 04:06:37 PM
BK:2129 PG:256-259 FEE:\$20.00

INSTRUMENT # 2005016166

Excise Tax _____ Do NOT write above this line. Recording: Time, Book and Page

North Carolina General Warranty Deed

This instrument prepared by: Clyde L. Patterson

Legal description for the Index _____

This Deed made this 20th day of August, 2005, by and between Grantor and Grantee:

Enter in appropriate block for each party: Name, address, county, state and if appropriate entity (i.e. corporation, partnership). The designation Grantor and Grantee as used herein shall include all parties, their heirs, successors and assigns and shall include singular, plural, masculine, feminine or neuter as required by context.

Grantor: Clyde L. Patterson, Unmarried and Douglas Wayne Mangum and wife, Mary Elizabeth Mangum
4271 Leaflet Church Road, Broadway, N. C. 27505

Grantee: Pine Grove Development Corp.
622 Buffalo Lake Road, Suite B
Sanford, N. C. 27332

Transfer of Ownership: Grantor, for a valuable consideration paid by Grantee, the receipt of which is hereby acknowledged, conveys to Grantee in fee simple, the Property described below:

Property: City of _____, Township of Johnsonville, County of Harnett, North Carolina. This property was acquired by Grantor by an instrument recorded in Book 1593, Page 64-76, Harnett County. A map showing the property is recorded in Plat Book _____, Page _____, _____ County. The legal description of the Property is:

See Attachment

Harnett County Planning Department

PO Box 66, Lillington, NC 27546
910-893-7527

Environmental Health New Septic Systems Test
Environmental Health Code 800

- Place "property flags" in each corner of lot. All property lines must be clearly flagged.
- Place "house corner flags" at each corner of where the house/manufactured home will sit. Use additional flagging to outline driveways, garages, decks, out buildings, swimming pools, etc.
- Place flags at locations as developed on site plan by Customer Service Technician and you.
- Place Environmental Health "orange" card in location that is easily viewed from road.
- No grading of property should be done. Undergrowth should be cleaned out to allow soil evaluation to be performed. Inspectors should be able to walk freely.
- After preparing proposed site call the voice permitting system at 910-893-7527 and give code 800 for Environmental Health confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx. 7-10 working days. Once approved, proceed to Central Permitting for permits.

Environmental Health Existing Tank Inspections
Environmental Health Code 800

- Place Environmental Health "orange" card in location that is easily viewed from road.
- Prepare for inspection by removing soil over door as diagram indicates. Loosen trap door cover. (Unless inspection is for a septic tank in a mobile home park)
- After preparing trapdoor call the voice permitting system at 910-893-7527 and give code 800 for Environmental Health confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx. 7-10 working days. Once approved, proceed to Central Permitting for permits.

Health and Sanitation Inspections
Health and Sanitation Plan Review 826

- After submitting plans for food and lodging, call the voice permitting system at 910-893-7527 and give code 826 for Health and Sanitation confirmation. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx. 7-10 working days. Once approved, proceed to Central Permitting for permits.

Fire Marshal Inspections
Fire Marshall Plan Review Code 804

- Call the voice permitting system at 910-893-7527 and give code 804 for plan review. Please note confirmation number given at end of recording for proof of request.
- To hear results, call IVR in approx 7-10 working days. Once approved, proceed to Central Permitting for permits.
- Pick up Fire Marshal's letter and place on job site until work is completed.

Public Utilities

- Place stake with "orange" tape/name thirty feet (30) from the center of the road at the location you wish to have water tap installed.
- Allow four to six weeks after application for water/sewer taps. Call Utilities at 893-7575 for technical assistance.

Building Inspections

- Call the voice permitting system at 910-893-7527 to schedule inspections. Please note confirmation number given at end of recording for proof of request.
- For new housing/set up permits must meet E 911 / Addressing guidelines prior to calling for final inspection.
- To hear results of inspections, call IVR after scheduled inspection is done.

E911 Addressing
Addressing Confirmation Code 814

- Address numbers shall be mounted on the house, 3 inches high (5" for commercial).
- Numbers must be a contrasting color from house, must be clearly visible night and day at entrance of driveway if home is 100 ft or more from road, or if mailbox is on opposite side of road.
- Once you purchase permits and footing inspection has been approved call the voice permitting system at 910-893-7527 and give code 814 for address confirmation. This must be called in even if you have contacted E911 for verbal confirmation.

Customers can view all inspection results online at www.harnett.org.

Applicant Signature: Jan D. Stovall Date: 5-30-06