

Initial Application Date: 3/19/03

Application: 13/50006696

COUNTY OF HARNETT LAND USE APPLICATION

Central Permitting

102 E. Front Street, Lillington, NC 27546

Phone: (910) 893-4759

Fax: (910) 893-2793

LANDOWNER: John Joseph Banning Mailing Address: 2027 Herbert Atkins Rd
City: Fuquay Varina State: NC Zip: 27526 Phone #: 919-630-0408

APPLICANT: Home Smart Mailing Address: 5317 Fayetteville Rd
City: Raleigh State: NC Zip: 27603 Phone #: 919-630-0408

PROPERTY LOCATION: SR #: 1535 SR Name: Mitchell Rd.
Parcel: 11-0681-0044-08 PIN: 0681-42-0933.000
Zoning: RA30 Subdivision: _____ Lot #: 1 Lot Size: 16.00AC
Flood Plain: X Parcel: 105 Watershed: IV Deed Book/Page: 1732/1951-952 Plat Book/Page: 2003/03/07

DIRECTIONS TO THE PROPERTY FROM LILLINGTON: Specific
(Canton Light) L on Mitchell (1 5/10 mile) Lot on Right

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 28 x 76) # of Bedrooms 3 Garage Deck 2 bath

Comments: _____

Number of persons per household 4

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 Manufactured homes 1 proposed 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>150</u>	<u>150</u>	<u> </u>	<u> </u>
Side	<u>10</u>	<u>30</u>	<u> </u>	<u> </u>
Nearest Building	<u> </u>	<u> </u>	<u> </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.

Debra J Cardone
Signature of Applicant

3-19-03
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

194 3/19 N

ron
Witness my
day of Jan

Registru
I hereby certify that this
subdivision of land within
Harnett Co. that
regular parcel
an ordin
nd.
Robert E. Godwin, Jr., P.L.S.



SITE PLAN APPROVAL
DISTRICT RA30 USE DwMH
#BEDROOMS 3
Date 3/19/03
Zoning Administrator [Signature]

Julian W. Mabry, J
D.B. 1602, Pg.
Map # 2001-1
PIN 0681-43-20
PIP 11-0681-00A
7.85 Acres Res
(including R/W
Easement)

- Telephone Pedestal
- Manhole
- Electric Transformer
- Water Meter
- Easement
- Right-of-Way
- Centerline
- Plat Cabinet
- Deed Book
- Map of Maps
- Book of Maps
- Parcel Identifier
- Number
- Acres
- Square feet

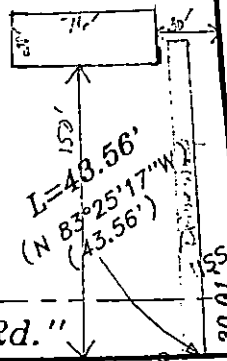
Revena Jarman
M.B. 15, Pg. 6 (Lot
PIN 0681-33-3705

N 26°42'03"E (1030.82' total)
940.39'

890.30'
S 03°33'05"W (920.31' total)

6.00 Acres Total
0.33 Ac. in R/W
5.67 Ac. Net

at all property corners
therwise.
at all points in asphalt
as, unless noted otherwise.
rmined by coordinate method.
19 monuments are horizontal
ances/dimensions are horizontal
distances unless otherwise indicated.



N 26°43'26"E
28.59'
EIP N 26°45'38"E
19.08'

"Mitchell Rd."
N 81°40'39"W 244.21'

1520' ± to
NCSR 1516

EIS
ECS
L=197.79'
R=716.58'
(N 89°35'05"W)
(197.16')

N.C.S.R. 1535 60' R/W
(Public Dedicated)

old Folwell, Jr.
99

Ex. Well o

2

1

I, John J. Bannings / Home Smart, landowner of Parcel Identification # 11-0681-0044-08, located in a RA-30 Zoning District, do hereby certify the following:

The Multi-Section Manufactured Home shall meet the following appearance standards prior to the issuance of a Certificate of Occupancy:

1. THE STRUCTURE MUST BE A MULTI-SECTION UNIT BUILT TO THE H.U.D. CODE FOR MANUFACTURED HOMES.
2. WHEN LOCATED ON THE SITE, THE LONGEST AXIS OF THE UNIT MUST BE PARALLEL TO THE LOT FRONTAGE.
3. THE STRUCTURE MUST HAVE A PITCHED ROOF WHICH IS COVERED WITH SHINGLES.
4. THE STRUCTURE MUST HAVE MASONRY UNDERPINNING THAT IS CONTINUOUS, PERMANENT AND UNPIERCED EXCEPT FOR VENTILATION AND ACCESS.
5. THE EXTERIOR SIDING MUST BE HORIZONTAL LAP SIDING CONSISTING PREDOMINANTLY OF VINYL, ALUMINUM, WOOD OR HARDBOARD.
6. THE MINIMUM LOT SIZE MUST BE ONE (1) ACRE EXCLUDING ANY STREET RIGHT-OF-WAY AND THE MINIMUM LOT FRONTAGE MUST BE 150 FEET AS MEASURED AT THE RIGHT-OF-WAY LINE OR ALONG AN EASEMENT WHICHEVER APPLIES.
7. THE TONGUE OR TOWING DEVICE MUST BE REMOVED.

By signing this form I acknowledge that I understand and agree to comply with each of the seven (7) appearance criteria listed above for the multi-section manufactured home I propose to place on the above referenced property. I further acknowledge that a Certificate of Occupancy (C.O.) entitling me to apply for electric service will not be issued until each appearance criteria has been met and approved.

Debra J. Cardone
Signature of Landowner

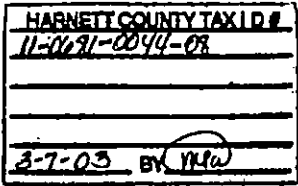
3-19-03
Date

HARNETT COUNTY, NORTH CAROLINA

I, _____, Notary Public for said state and county do hereby certify that _____ personally appeared before me and acknowledged the foregoing instrument.
This is the _____ day of _____, _____.

Notary Public

My commission expires: _____



FOR REGISTRATION REGISTER OF DEEDS
KIMBERLY S. HARGROVE
HARNETT COUNTY NC
2003 MAR 07 10:16:49 AM
BK: 1732 PG: 951-952 FEE: \$14.00
NC REVENUE STAMP: \$124.00
INSTRUMENT # 2003004275

NORTH CAROLINA GENERAL WARRANTY DEED

Mail to the preparer: Calder & McWilliam, 216 Highway 70, Garner, NC 27529

(03-0699;1.doc;March 6, 2003)

Parcel # out of _____ Brief Index description: **NCSR 1535** Excise Tax: \$124

11068 (1) 0044-03
This conveyance is insured by a policy of title insurance issued by Fidelity National Title Company.)

THIS WARRANTY DEED is made March 6, 2003 by and between:

Julian W. Mabry, Jr.
4962 NC Hwy 55 West, Angier, NC 27501

(hereinafter referred to in the neuter singular as "the Grantor") and

John J. Banning
2027 Herbert Aikin Rd.
Fuquay Varina, NC 27526

(hereinafter referred to in the neuter singular as "the Grantee"):

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 hereby give, grant, bargain, sell and convey unto the Grantee, its heirs, successors, administrators and assigns, all of that certain piece, parcel or tract of land, which was acquired by the Grantor by deed recorded in Book _____ at Page _____ situated in Black River township, Harnett County, North Carolina, and more particularly described as follows:

Being all of Tract 1 of the the Julian W. Mabry, Jr. property on NCSR 1535 (Mitchell Rd.), as depicted in Map Book 2003, pages 181, Harnett County Registry.

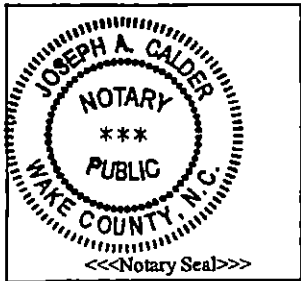
TO HAVE AND TO HOLD the aforesaid lot or parcel of land and all privileges and appurtenances thereto belonging to the Grantee in fee simple. The Grantor covenants with the Grantee that Grantor is seized of the premises in fee simple, has the right to convey the same in fee simple, that title is marketable 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 following exceptions:

- 1. The county property tax for the current year.
- 2. Public Utility Easements for Local Service.
- 3. Restrictive covenants

IN WITNESS WHEREOF, the Grantor has set its hand and seal and does adopt the printed word "SEAL" as its lawful seal.

Julian W. Mabry, Jr. (Seal)
Julian W. Mabry, Jr.

_____ (Seal)



State of North Carolina Wake County
I, a Notary Public of the County and State aforesaid, certify that Julian W. Mabry, Jr., Grantor(s), personally came before me this day and acknowledged the due execution of the foregoing instrument. Witness my hand and official stamp or seal, this the 6 day of March, 2003

Joseph A. Calder
Notary Public My commission expires 7-28-07