

Initial Application Date: 6-18-08

Application # 0850020340

COUNTY OF HARNETT RESIDENTIAL LAND USE APPLICATION

Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-7525 Fax: (910) 893-2793 www.harnett.org/permits

LANDOWNER: Clyde L Patterson Mailing Address: 4271 Leaplotch Rd

City: Broadway State: NC Zip: 27505 Home #: 919 258 5538 Contact #: Same

APPLICANT: Douglas Wayne Mangum Mailing Address: 132 Front St

City: Cameron State: NC Zip: 28326 Home #: 919 775 9139 Contact #: Same

CONTACT NAME APPLYING IN OFFICE: Wayne Mangum Phone #: 919 775-9139

PROPERTY LOCATION: Subdivision: LBC Lot #: 5 Lot Size: 1 Ac

State Road #: _____ State Road Name: off Thomas Farm Rd Stacy Lane Map Book & Page: 2208-11

Parcel: 13 0600 0023 12 PIN: 0600-38-0492.000

Zoning: BA30 Flood Zone: X Watershed: IV Deed Book & Page: DTP Power Company: _____

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: Hwy 101 421 north left on Thomas Farm Rd. Past Blanche Johnson Rd. Rt on Stacy Lane

- PROPOSED USE:** (Include Bonus room as a bedroom if it has a closet) **Circle:**
- SFD (Size ___ x ___) # Bedrooms ___ # Baths ___ Basement (w/wo bath) ___ Garage ___ Deck ___ Crawl Space / Slab
 - Mod (Size ___ x ___) # Bedrooms ___ # Baths ___ Basement (w/wo bath) ___ Garage ___ Site Built Deck ___ ON Frame / OFF
 - Manufactured Home: ___ SW DW ___ TW (Size ___ x ___) # Bedrooms ___ Garage (site built? ___) Deck (site built? ___)
 - Duplex (Size ___ x ___) No. Buildings ___ No. Bedrooms/Unit ___
 - Home Occupation # Rooms ___ Use ___ Hours of Operation: ___ #Employees ___
 - Addition/Accessory/Other (Size ___ x ___) Use ___ Closets in addition (___)yes (___)no

Water Supply: County (___) Well (No. dwellings: ___) **MUST** have operable water before final

Sewage Supply: New Septic Tank (Complete **New Tank Checklist**) (___) Existing Septic Tank (___) County Sewer

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

Structures (existing or proposed): Single family dwellings ___ Manufactured Homes 1 proposed Other (specify) _____

Comments: _____

Required Residential Property Line Setbacks:

Front	Minimum	<u>35</u>	Actual	<u>68</u>
Rear		<u>25</u>		<u>55</u>
Closest Side		<u>10</u>		<u>40</u>
Sidestreet/corner lot		<u>20</u>		
Nearest Building on same lot		<u>10</u>		

If permits are granted I agree to conform to all ordinances and laws of the State of North Carolina regulating such work and the specifications of plans submitted. I hereby state that foregoing statements are accurate and correct to the best of my knowledge. Permit subject to revocation if false information is provided.

Douglas Wayne Mangum
Signature of Owner or Owner's Agent

6-18-08
Date

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

A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) AND PLAT ARE REQUIRED WHEN APPLYING FOR LAND USE APPLICATION
Please use Blue or Black Ink ONLY

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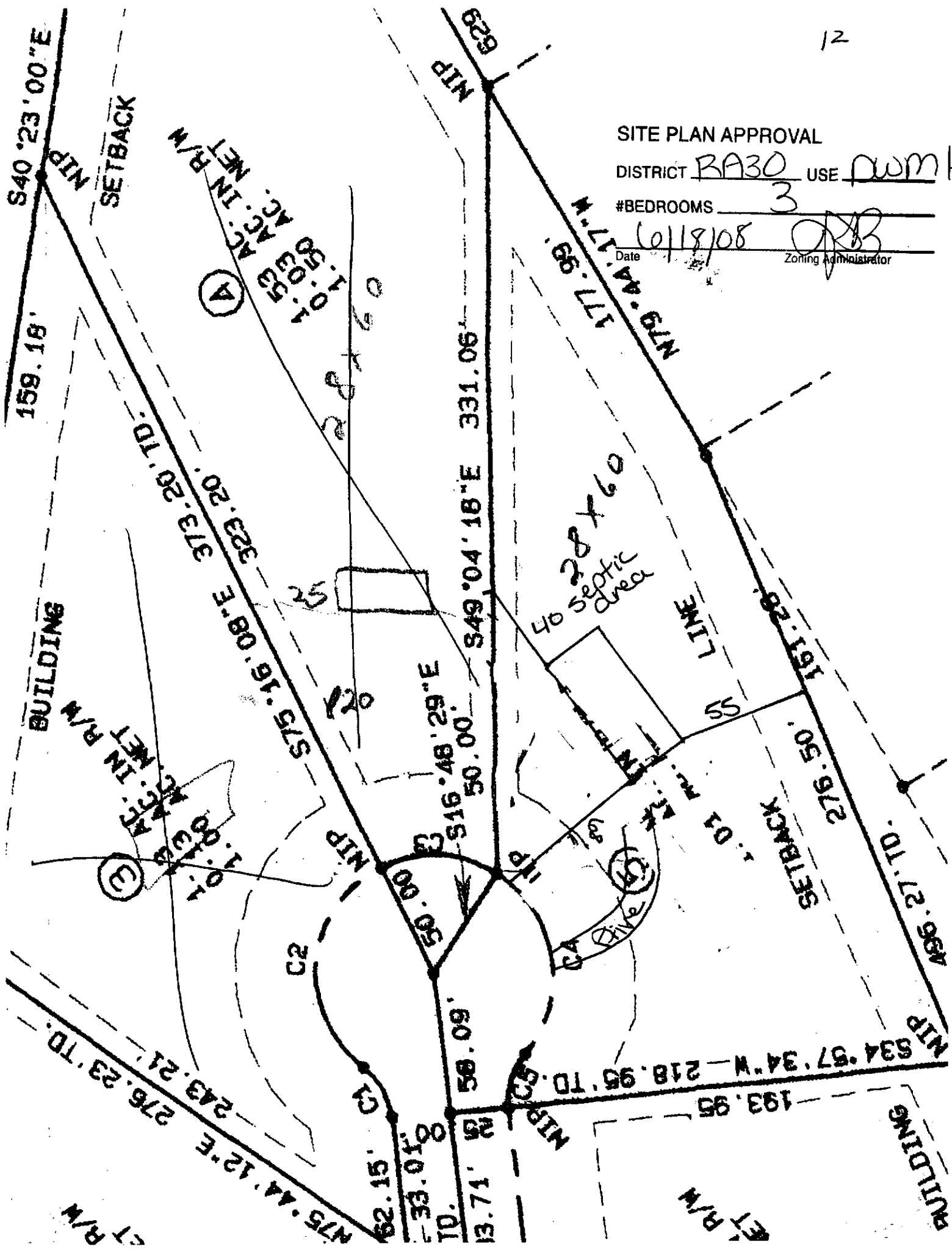
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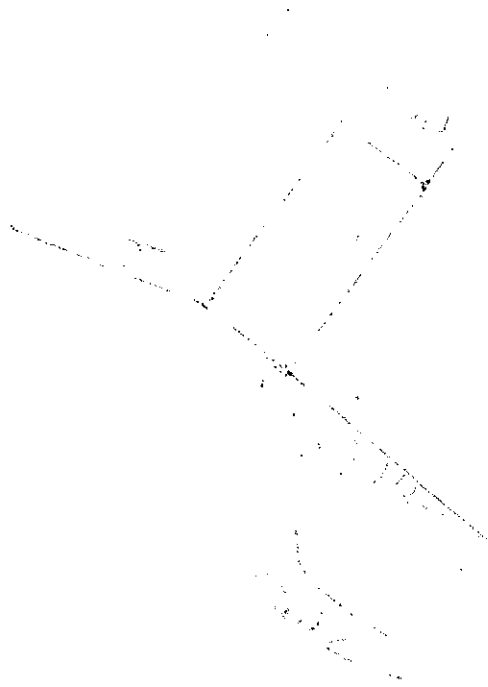
SITE PLAN APPROVAL

DISTRICT BA30 USE PWMH

#BEDROOMS 3

Date 6/18/08 Zoning Administrator [Signature]





NAME: Douglas Wayne Mangum

APPLICATION #: 20340

This application to be filled out when applying for a septic system inspection.

County Health Department Application for Improvement Permit and/or Authorization to Construct

IF THE INFORMATION IN THIS APPLICATION IS FALSIFIED, CHANGED, OR THE SITE IS ALTERED, THEN THE IMPROVEMENT PERMIT OR AUTHORIZATION TO CONSTRUCT SHALL BECOME INVALID. The permit is valid for either 60 months or without expiration depending upon documentation submitted. (complete site plan = 60 months; complete plat = without expiration)

Environmental Health New Septic Systems Test Code 800

- Place "pink property flags" on each corner iron of lot. All property lines must be clearly flagged approximately every 50 feet between corners.
- Place "orange house corner flags" at each corner of the structure site. Use additional flags to outline driveways, garages, decks, out buildings, swimming pools, etc. Place flags per site plan developed at/for Central Permitting.
- Place Environmental Health "orange" card in location that is easily viewed from road.
- If property is thickly wooded, Environmental Health requires that you clean out the undergrowth to allow the soil evaluation to be performed. Inspectors should be able to walk freely around site. *Do not grade property.*
- Call No Cuts to locate utility lines prior to scheduling inspection. 800-632-4949 (This is a free service)
- After preparing proposed site call the voice permitting system at 910-893-7525 and use code **800** (after selecting notification permit if multiple permits) for Environmental Health confirmation. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to hear results. Once approved, proceed to Central Permitting for permits.

Environmental Health Existing Tank Inspections Code 800

- Place Environmental Health "orange" card in location that is easily viewed from road. Follow above instructions for placing flags on property.
- 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 910-893-7525 & select notification permit if multiple permits, then use code **800** for Environmental Health confirmation. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to hear results. Once approved, proceed to Central Permitting for remaining permits.

SEPTIC

If applying for authorization to construct please indicate desired system type(s): can be ranked in order of preference, must choose one.

- Accepted Innovative Conventional Any
 Alternative Other _____

The applicant shall notify the local health department upon submittal of this application if any of the following apply to the property in question. If the answer is "yes", applicant must attach supporting documentation.

- YES NO Does the site contain any Jurisdictional Wetlands?
 YES NO Do you plan to have an irrigation system now or in the future?
 YES NO Does or will the building contain any drains? Please explain. _____
 YES NO Are there any existing wells, springs, waterlines or Wastewater Systems on this property?
 YES NO Is any wastewater going to be generated on the site other than domestic sewage?
 YES NO Is the site subject to approval by any other Public Agency?
 YES NO Are there any easements or Right of Ways on this property?
 YES NO Does the site contain any existing water, cable, phone or underground electric lines?
If yes please call No Cuts at 800-632-4949 to locate the lines. This is a free service.

I Have Read This Application And Certify That The Information Provided Herein Is True, Complete And Correct. Authorized County And State Officials Are Granted Right Of Entry To Conduct Necessary Inspections To Determine Compliance With Applicable Laws And Rules.
I Understand That I Am Solely Responsible For The Proper Identification And Labeling Of All Property Lines And Corners And Making The Site Accessible So That A Complete Site Evaluation Can Be Performed.

Douglas Wayne Mangum
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

6-18-08
DATE

2450

PROCEDURES AND GUIDELINES FOR MANUFACTURED HOME INSPECTIONS

RA-30 Criteria Certification

I, Clyde Pateerson, landowner of Parcel Identification Number 13 0600 6023, located in an 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 HUD 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.

Handwritten note: Cul-de-sac lots have smaller lot front OK per zoning ordl.

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 (CO) entitling me to apply for electric service will not be issued until each appearance criteria has been met and approved.

Signature of Landowner/Agent: Clyde Pateerson

Date: 6/18/08

*By signing this form the owner/agent is stating that they have read and understand the information on this form

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 _____

132 Part D
Cameron NC
28320

OFFER TO PURCHASE AND CONTRACT

Wayne Mangum as Buyer.
hereby offers to purchase and Clyde L Patterson as Seller.

upon acceptance of said offer, agrees to sell and convey, all of that plot, piece or parcel of land described below, together with all improvements located thereon and such personal property as is listed below (the real and personal property are collectively referred to as "the Property"), in accordance with the Standard Provisions on the REVERSE SIDE HEREOF and upon the following terms and conditions:

1. **REAL PROPERTY:** Located in the City of _____, County of Harnett
State of North Carolina, being known as and more particularly described as:
Street Address _____ Zip _____
Legal Description Lot 4 and Lot 5 LBC

2. **PERSONAL PROPERTY:** NA

3. **PURCHASE PRICE:** The purchase price is \$ 44,000.00 and shall be paid as follows:
(a) \$ 1000 in earnest money paid by Cash (cash; bank, certified, or personal check) with the delivery of this contract, to be held in escrow by Seller as agent,

until the sale is closed, at which time it will be credited to Buyer, or until this contract is otherwise terminated and it is disbursed in accordance with the Standard Provisions on the REVERSE SIDE HEREOF;

(b) \$ NA by assumption of the unpaid principal balance and all obligations of Seller on the existing loan secured by a deed of trust on the Property;

(c) \$ NA by a promissory note secured by a purchase money deed of trust on the Property with interest prior to default at the rate of _____ % per annum payable as follows: _____

Prepayment restrictions and/or penalties, if any, shall be: _____

Assumption or transfer rights, if any, shall be: _____

(d) \$ 43,900.00 the balance of the purchase price in cash at closing.

4. **CONDITIONS:** (State N/A in each blank of paragraph 4(a) and 4(b) that is not a condition to this contract.)

(a) The Buyer must be able to obtain a firm commitment on or before _____, effective through the date of closing, for a _____ loan in the principal amount of \$ _____ for a term of _____ year(s), at an interest rate not to exceed _____ % per annum, with mortgage loan discount points not to exceed _____ % of the loan amount. Buyer agrees to use his best efforts to secure such commitment and to advise Seller immediately upon receipt of the lender's decision. If Seller is to pay any loan closing costs, those costs are as follows: _____

(b) The Buyer must be able to assume the unpaid principal balance of the existing loan described in paragraph 3(b) above for the remainder of the loan term, at an interest rate not to exceed _____ % per annum fixed (or describe type of loan) _____ with mortgage loan assumption and/or discount points not to exceed _____ % of the loan balance. (See Standard Provision No. 2). If such assumption requires the lender's approval, approval must be granted on or before _____. Buyer agrees to use his best efforts to secure such approval and to advise Seller immediately upon his receipt of the lender's decision. If Seller is to pay any loan assumption costs, those costs are as follows: _____

(c) There must be no restriction, easement, zoning or other governmental regulation that would prevent the reasonable use of the real property for _____ purposes.

5. **ASSESSMENTS:** Seller warrants that there are no special assessments, either pending or confirmed, for sidewalk, paving, water, sewer or other improvements on or adjoining the Property, except as follows: _____ (Insert "None" or the identification of such assessments, if any. The agreement for payment or proration of any assessments indicated is to be set forth in paragraph 6 below.)

6. **OTHER PROVISIONS AND CONDITIONS:**
(a) All of the Standard Provisions on the REVERSE SIDE HEREOF are understood and shall apply to this instrument, except the following numbered Standard Provisions shall be deleted: (If none are to be deleted, state "None".)

Seller to pay all 2008 Co Tax

Seller to pay for septic permits and get permits before closing.

7. **CLOSING:** All parties agree to execute any and all documents and papers necessary in connection with closing and transfer of title on or before 8-1-08, at a place designated by Seller. The deed is to be made to Douglas Wayne Mangum.

8. **POSSESSION:** Possession shall be delivered at closing. In the event that Buyer has agreed that possession is not delivered at closing, then Seller agrees to pay to Buyer the sum of \$ NA per day from and including the date of closing to and including the date that possession is to be delivered as above set forth.

9. **COUNTERPARTS:** This offer shall become a binding contract when signed by both Buyer and Seller. It is to be signed in 2 counterparts with a signed counterpart being retained by each party hereto and the escrow agent, if any.

Date of Offer: 6-12-08 Date of Acceptance: 6-12-08

Buyer Douglas Wayne Mangum (SEAL) Seller Clyde L Patterson (SEAL)

I hereby acknowledge receipt of the earnest money herein set forth and agree to hold and disburse the same in accordance with the terms hereof.

Date _____ Firm _____ By: _____

Name of Selling Agent/Firm _____ Acting as _____
Name of Listing Agent/Firm _____ Acting as _____

- Buyer's Agent
- Seller's (Sub) Agent
- Dual Agent
- Seller's (Sub) Agent
- Dual Agent

