

Initial Application Date:

2-26-14

Application #

1450032997

CU#

COUNTY OF HARNETT RESIDENTIAL LAND USE APPLICATION

Central Permitting 108 E. Front Street, Lillington, NC 27546 Phone: (910) 893-7525 ext:2 Fax: (910) 893-2793 www.harnett.org/permits

"A RECORDED SURVEY MAP, RECORDED DEED (OR OFFER TO PURCHASE) & SITE PLAN ARE REQUIRED WHEN SUBMITTING A LAND USE APPLICATION"

LANDOWNER: Brian and Kimberly Gardner Mailing Address: 1521 US 401 South
City: Lillington State: NC Zip: 27546 Contact No: 919 666 0693 Email:

APPLICANT: Guy and Judith C Gardner Mailing Address: 2073 Baptist Grove Road
City: Fuquay Varina State: NC Zip: 27526 Contact No: 919 552 9449 Email: guyg@capefearriverbranchqdma.org

CONTACT NAME APPLYING IN OFFICE: Phone #

PROPERTY LOCATION: Subdivision: Lot #: 2 Lot Size: 1.87
State Road # 2016 State Road Name: Ross Map Book & Page: 651
Parcel: 10 05 69 0103 PIN: 05-78-38 9048.00
Zoning: RA 30 Flood Zone: X Watershed: III Deed Book & Page: 2746 966 Power Company:
*New structures with Progress Energy as service provider need to supply premise number 019 from Progress Energy.

PROPOSED USE:

- SFD: (Size x) # Bedrooms: # Baths: Basement(w/wo bath): Garage: Deck: Crawl Space: Slab: Slab:
Mod: (Size x) # Bedrooms # Baths Basement (w/wo bath) Garage: Site Built Deck: On Frame Off Frame
Manufactured Home: SW DW TW (Size 68' x 30'4") # Bedrooms: 3 Garage: 0 (site built?) Deck: 0 (site built?)
Duplex: (Size x) No. Buildings: No. Bedrooms Per Unit:
Home Occupation: # Rooms: Use: Hours of Operation: #Employees:
Addition/Accessory/Other: (Size x) Use: Closets in addition? () yes () no

Water Supply: County Existing Well New Well (# of dwellings using well) *Must have operable water before final
Sewage Supply: New Septic Tank (Complete Checklist) Existing Septic Tank (Complete Checklist) County Sewer
Does owner of this tract of land, own land that contains a manufactured home within five hundred feet (500') of tract listed above? () yes () no
Does the property contain any easements whether underground or overhead () yes () no
Structures (existing or proposed): Single family dwellings: Manufactured Homes: 1 Other (specify):

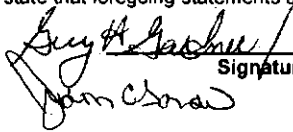
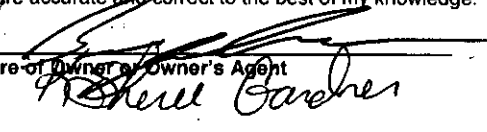
Required Residential Property Line Setbacks:
Front Minimum 35 Actual 120
Rear 25 115
Closest Side 10 75
Sidestreet/corner lot
Nearest Building on same lot

Comments:

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON:

Hwy 401 S - turn east onto McNeill Street / Ross Rd
White fence on left, across from 4518 Ross Road. Lot 1 = 1.87 acres
on ^{sw} corner of field. Property extends beyond gravel road and drainage ditch

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.

  26 Feb 2014
Signature of Owner or Owner's Agent Date

It is the owner/applicants responsibility to provide the county with any applicable information about the subject property, including but not limited to: boundary information, house location, underground or overhead easements, etc. The county or its employees are not responsible for any incorrect or missing information that is contained within these applications.

This application expires 6 months from the initial date if permits have not been issued

**MINOR SUBDIVISION-----HARNETT COUNTY
CERTIFICATION OF OWNERSHIP, DEDICATION AND JURISDICTION**

I, (We) hereby certify that I am (We are) the owner(s) or agent of the property shown and described hereon and that I (We) hereby adopt this plan of subdivision with my (our) free consent, establish the minimum building setback lines, and dedicate all streets, alleys, walks, parks and other sites and easements to public or private use as noted, and all the land shown hereon is within the subdivision regulation jurisdiction of Harnett County. I, (We) also understand that we will not be allowed to use the minor subdivision status for a period of three years from the recording date as shown on the recorded map in the register of deeds.

03-31-11 K. Sherr Gardner
Date owner/agent

MINIMUM BUILDING SET BACKS

- FRONT YARD ----- 35'
- REAR YARD ----- 25'
- SIDE YARD ----- 10'
- CORNER LOT SIDE YARD -- 20'
- MAXIMUM HEIGHT ----- 35'

1 = 100

REFERENCE: DEED BK 2746, PAGE 966

REFERENCE: MAP NO. 2010-368

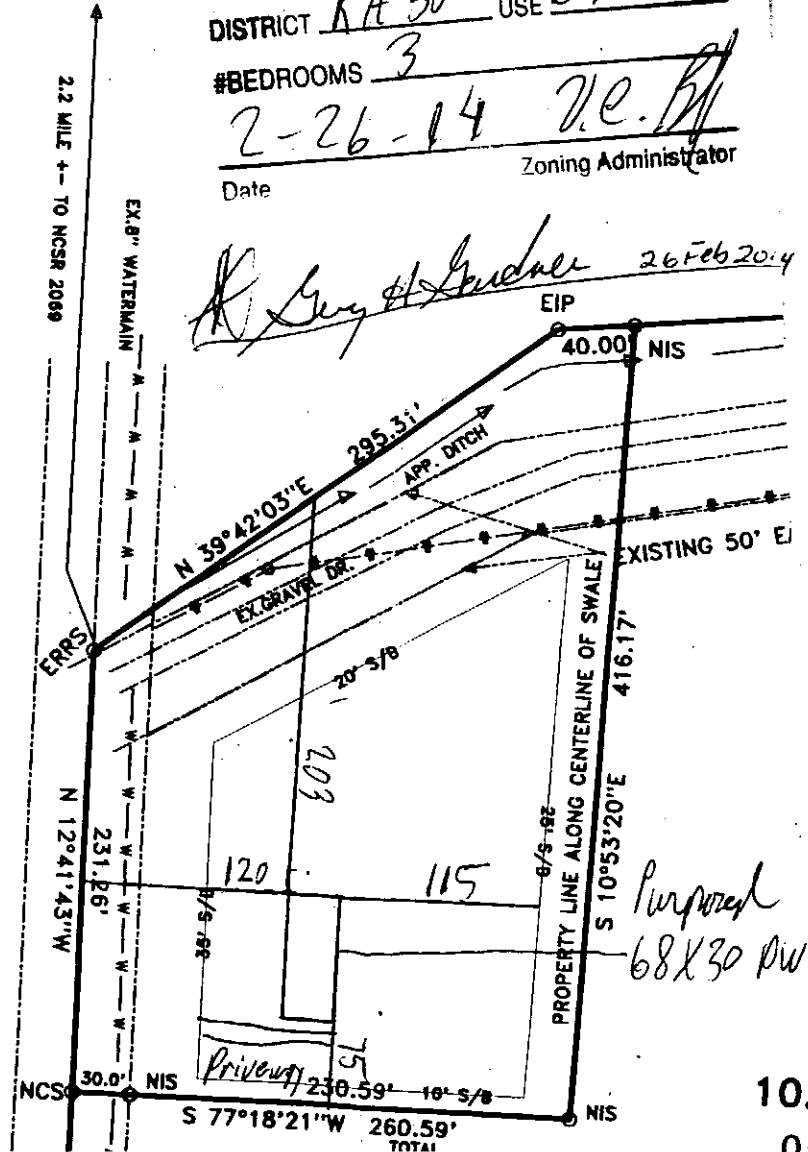
MAP NO. 2000-705

Map 2011 189-190

NCSR # 20
2016 Rev Rd

SITE PLAN APPROVAL
DISTRICT RA 30 USE 68X30 PwMH
#BEDROOMS 3
2-26-14 V.E. Bl
Date Zoning Administrator

K. Sherr Gardner 26 Feb 2014
EIP



Purposed
68X30 PwMH

MINOR SUBDIVISION-----HARNETT COUNTY
 CERTIFICATION OF OWNERSHIP, DEDICATION AND JURISDICTION

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Date 03-31-11 K. Shaw Gardner Owner/Agent

MINIMUM BUILDING SET BACKS

FRONT YARD	-----	35'
REAR YARD	-----	25'
SIDE YARD	-----	10'
CORNER LOT SIDE YARD	-----	20'
MAXIMUM HEIGHT	-----	35'

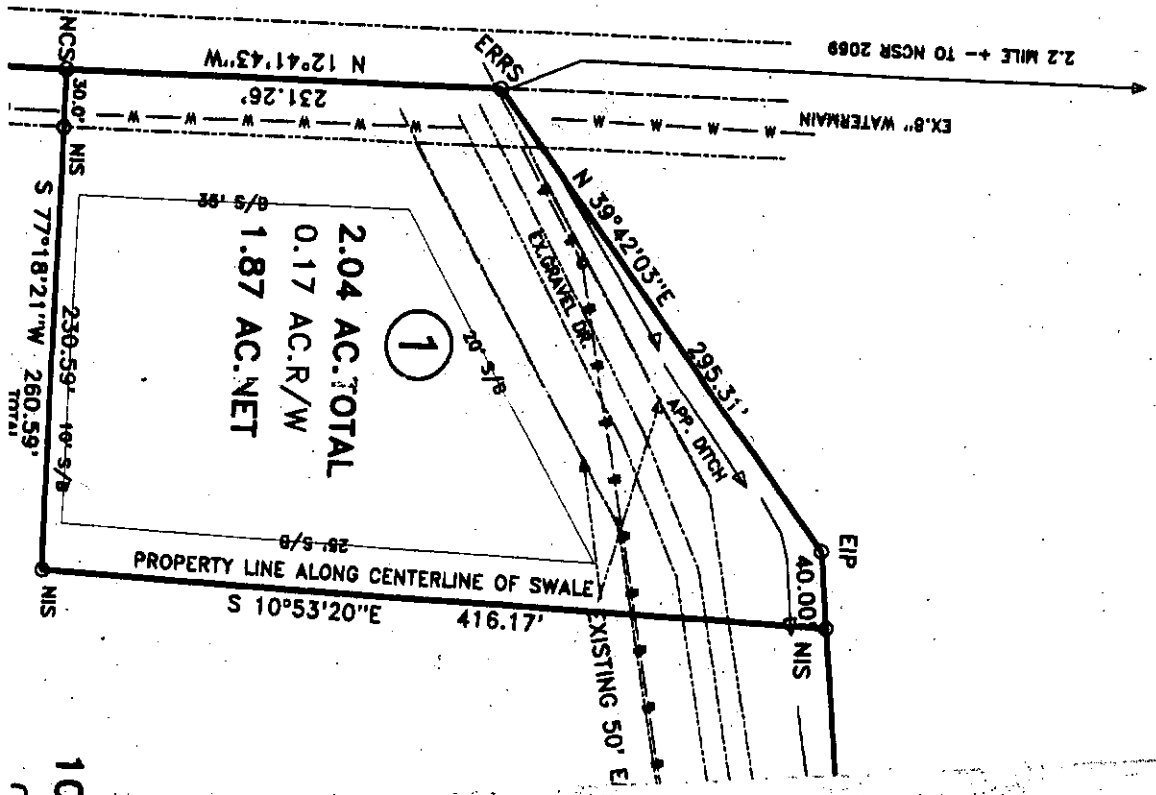
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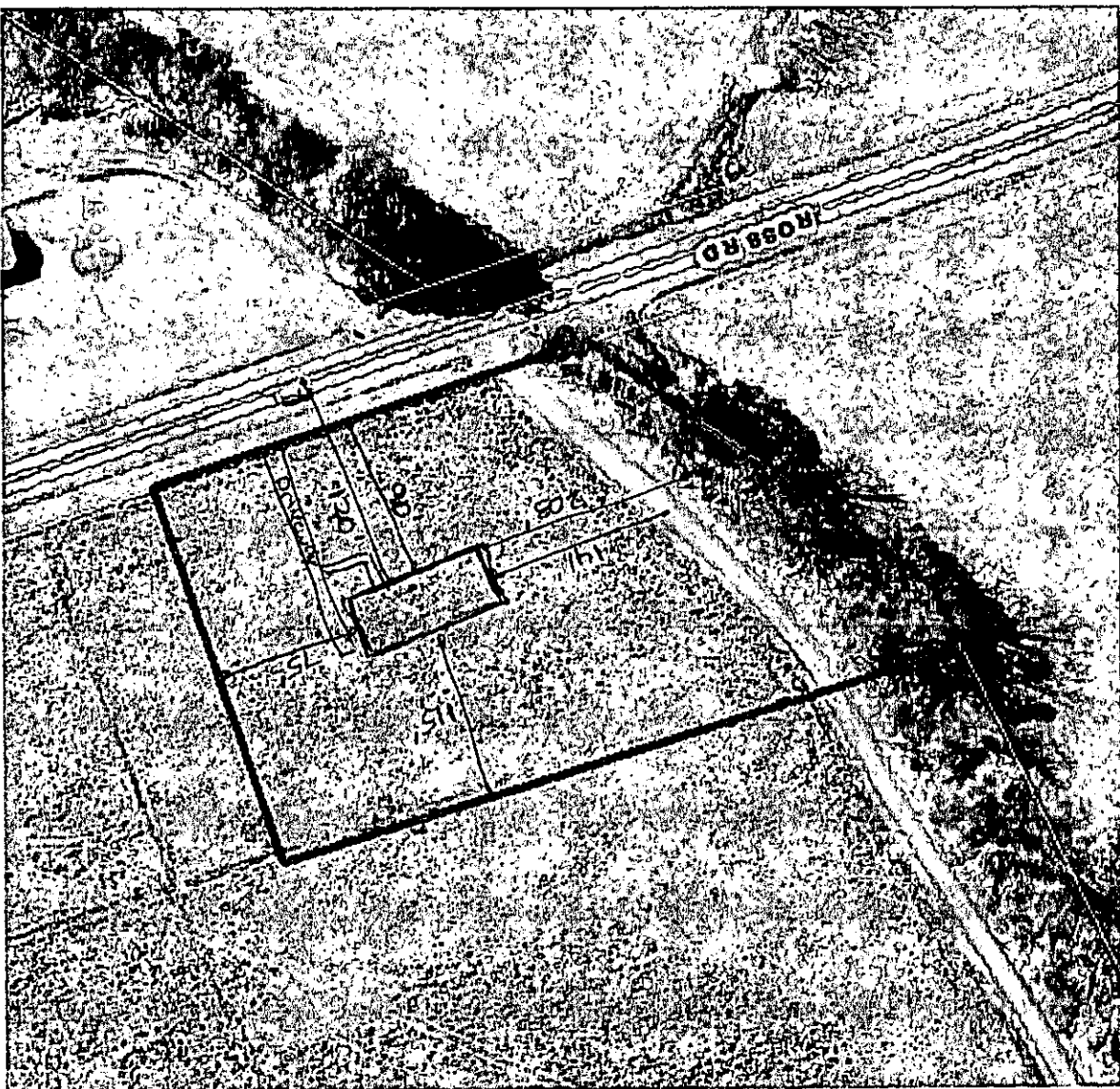
REFERENCE: MAP NO. 2010-368

MAP NO. 2000-705

NCSR # 20



SITE PLAN: Lot 1 Ross Road Harnett County NC - PIN 0578-38-9048.00, PID 100569 0103



Guy H. Gardner and Judith C. Gardner 26 February 2014
919/250-8441

NAME: Gardner

APPLICATION #: _____

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)

CONFIRMATION # _____

910-893-7525 option 1

Environmental Health New Septic System Code 800

- **All property lines must be made visible.** 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 proposed structure. Also flag driveways, garages, decks, out buildings, swimming pools, etc. Place flags per site plan developed at/for Central Permitting.
- Place orange Environmental Health card in location that is easily viewed from road to assist in locating property.
- 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.**
- **All lots to be addressed within 10 business days after confirmation. \$25.00 return trip fee may be incurred for failure to uncover outlet lid, mark house corners and property lines, etc. once lot confirmed ready.**
- After preparing proposed site call the voice permitting system at 910-893-7525 option 1 to schedule and use code 800 (after selecting notification permit if multiple permits exist) for Environmental Health inspection. **Please note confirmation number given at end of recording for proof of request.**
- Use Click2Gov or IVR to verify results. Once approved, proceed to Central Permitting for permits.

Environmental Health Existing Tank Inspections Code 800

- Follow above instructions for placing flags and card on property.
- Prepare for inspection by removing soil over outlet end of tank as diagram indicates, and lift lid straight up (if possible) and then **put lid back in place.** (Unless inspection is for a septic tank in a mobile home park)
- **DO NOT LEAVE LIDS OFF OF SEPTIC TANK**
- After uncovering outlet end call the voice permitting system at 910-893-7525 option 1 & select notification permit if multiple permits, then use code 800 for Environmental Health inspection. **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. 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.

[Signature]
PROPERTY OWNERS OR OWNERS LEGAL REPRESENTATIVE SIGNATURE (REQUIRED)

2/26/14
DATE

HAL OWEN & ASSOCIATES, INC.

SOIL & ENVIRONMENTAL SCIENTISTS

P.O. Box 400, 266 Old Coats Road

Lillington, NC 27546-0400

Phone (910) 893-8743 / Fax (910) 893-3594

www.halowensoil.com

15 March 2011

Mr. Brian Gardner
1521 US 401 South
Lillington, NC 27546

Reference: Final Report for Comprehensive Soil Investigation
PIN: 0578-47-1999.000

Dear Mr. Gardner,

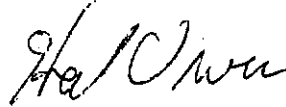
A comprehensive soil investigation has been conducted at the above referenced property, located on the eastern side of Ross Road (SR 2016), Lillington Township, Harnett County, North Carolina. The purpose of the investigation was to determine the ability of each lot to support a subsurface sewage waste disposal system and repair area for a typical three-bedroom home. All soil ratings and determinations were made in accordance with "Laws and Rules for Sewage Treatment and Disposal Systems, 15A NCAC 18A .1900". It is our understanding that individual septic systems and public water supplies will be utilized at this site. The maximum house footprint used for this evaluation was 50 X 60 feet. Wetlands are not present on Lot 1 or Lot 2.

A significant portion of Lots 1 and 2 were observed to be underlain by soils rated as provisionally suitable soils for modified or alternative subsurface sewage waste disposal systems. These soils were observed to be firm clays to greater than 24 inches and appear adequate to support long term acceptance rates of 0.3 gal/day/sqft. It appears that lots 1 and 2 each contain adequate amounts of provisionally suitable soils for modified or alternative subsurface sewage waste disposal systems to support a septic system and repair area for one residence. Lot 2 may potentially be used as a commercial entity and appears adequate to support a flow of 360 gallon per day. Due to a lack of usable space, drainlines that allow for 25% reduction in required length will likely be needed. In addition you should expect that as much as six inches of soil material may be required to be added to properly cover the septic systems.

A second area of usable soil is also indicated on the attached map that was observed to be adequate for innovative or experimental systems. Systems installed in this area will require pretreatment filters or drip tube dispersal and would be significantly expensive to design and install. The soils are shown only as potential repair areas due to the limited amount of usable space. It is not anticipate that these marginally usable soils will be required for either the initial system or the first repair system. It is recommended that the areas designated as provisionally suitable soils for modified or alternative subsurface sewage waste disposal systems be dedicated to the septic needs of the home exclusively and avoid the need to use the more limited soils at the site.

This soil investigation report and map, when provided to the Harnett County Health Department, should allow them to sign the maps for recordation. I appreciate the opportunity to provide this service and hope to be allowed to assist you again in the future. If you have any questions or need additional information, please contact me at your convenience.

Sincerely,



Hal Owen
Licensed Soil Scientist



PROCEDURES AND GUIDELINES FOR MANUFACTURED HOMES

RA-30 Criteria Certification

I, Guy H Gardner, landowner/agent of Parcel Identification Number _____, located in an RA-30 Zoning District, do hereby certify the following:

The multi-section manufactured home shall meet the following appearance standards, verified by zoning inspection approval, 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 that is covered with material commonly used in standard residential roofing construction. Said material must be installed properly and be consistent in appearance.
4. The structure must have masonry underpinning that is continuous, permanent and unpierced except for ventilation and access.
5. The exterior siding must consist predominantly of vinyl, aluminum, wood, or hardboard; and must be comparable in composition, appearance, and durability to the exterior siding commonly used in standard residential construction. Said exterior siding shall be in good condition, complete, and not damaged or loose.
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.
8. The home must have been constructed after July 1st 1976.

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.

Guy H Gardner
*Signature of Landowner/Agent

26 Feb 2014
Date

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

OFFER TO PURCHASE AND CONTRACT - VACANT LOT/LAND

For valuable consideration, the receipt and legal sufficiency of which are hereby acknowledged, Buyer offers to purchase and Seller upon acceptance agrees to sell and convey the Property on the terms and conditions of this Offer To Purchase and Contract and any addendum or modification made in accordance with its terms (together the "Contract").

TERMS AND DEFINITIONS: The terms listed below shall have the respective meaning given them as set forth adjacent to each term.

(a) **"Seller":** Brian Gardner and Kimberly S Gardner 1521 Hwy 401 S Lillington North Carolina

(b) **"Buyer":** Guy and Judith Gardner 2073 Baptist Grove Road Fuquay Varina North Carolina

(c) **"Property":** The Property shall include all that real estate described below together with all appurtenances thereto including the improvements located thereon.

(d) **Legal Description:** Plat Reference: Lot 1 Brian S. Gardner across from 4518 Ross Road in Lillington, Harnett County, North Carolina as shown on Deed Book 02746, Deed Page 0966, Deed Date 2010-05-25 20:00:00. The PIN number of the Property is: 0578-38-9048.000 The PID number of the Property is 0024345.

(e) **Purchase Price:** \$500.00 paid in U.S. Dollars paid by personal check with this offer.

(f) **"Effective Date":** The date that: (1) the last one of Buyer and Seller has signed or initialed this offer or the final counteroffer, if any, and (2) such signing or initialing is communicated to the party making the offer or counteroffer, as the case may be.

(g) **"Settlement":** The proper execution and delivery to the closing attorney of all documents necessary to complete the transaction contemplated by this Contract, including the deed, settlement statement, deed of trust and other loan or conveyance documents, and the closing attorney's receipt of all funds necessary to complete such transaction.

(h) **"Settlement Date":** The parties agree that Settlement will take place as quickly as the closing attorney can complete this transaction (the "Settlement Date"), unless otherwise agreed in writing, at a time and place designated by Buyer.

(i) **"Closing":** The completion of the legal process which results in the transfer of title to the Property from Seller to Buyer, which includes the following steps: (1) the Settlement (defined above); (2) the completion of a satisfactory title update to the Property following the Settlement; (3) the closing attorney's receipt of authorization to disburse all necessary funds; and (4) recordation in the appropriate county registry of the deed(s) and deed(s) of trust, if any, which shall take place as soon as reasonably possible for the closing attorney after Settlement. Upon Closing, the proceeds of sale shall be disbursed by the closing attorney in accordance with the settlement statement and the provisions of Chapter 45A of the North Carolina General Statutes. If the title update should reveal unexpected liens, encumbrances or other title defects, or if the closing attorney is not authorized to disburse all necessary funds, then the Closing shall be suspended and the Settlement deemed delayed under Paragraph "Delay in Settlement/Closing". CLOSING SHALL CONSTITUTE ACCEPTANCE OF THE PROPERTY IN ITS THEN EXISTING CONDITION UNLESS PROVISION IS OTHERWISE MADE IN WRITING

SELLER and BUYER OBLIGATIONS:

(a) **Evidence of Title:** Seller agrees to use best efforts to deliver to Buyer as soon as reasonably possible after the Effective Date, copies of all title information in possession of or available to Seller, including but not limited to: title insurance policies, attorney's opinions on title, surveys, covenants, deeds, notes and deeds of trust, leases, and easements relating to the Property. Seller authorizes: (1) any attorney presently or previously representing Seller to release and disclose any title insurance policy in such attorney's file to Buyer and both Buyer's and Seller's agents and attorneys; and (2) the Property's title insurer or its agent to release and disclose all materials in the Property's title insurer's (or title insurer's agent's) file to Buyer and both Buyer's and Seller's agents and attorneys.

Buyer initials GMG JP Seller initials BG KSG

(b) **Affidavit And Indemnification Agreement:** Seller shall furnish at Settlement an affidavit(s) and indemnification agreement(s) in form satisfactory to Buyer and Buyer's title insurer, if any; executed by Seller and any person or entity who has performed or furnished labor, services, materials or rental equipment to the Property within 120 days prior to the date of Settlement and who may be entitled to claim a lien against the Property as described in N.C.G.S. §44A-8 verifying that each such person or entity has been paid in full and agreeing to indemnify Buyer, Buyer's lender(s) and Buyer's title insurer against all loss from any cause or claim arising therefrom.

(c) **Good Title, Legal Access:** Seller shall execute and deliver a GENERAL WARRANTY DEED for the Property in recordable form no later than Settlement, which shall convey fee simple marketable and insurable title, without exception for mechanics' liens, and free of any other liens, encumbrances or defects, including those which would be revealed by a current and accurate survey of the Property, except: ad valorem taxes for the current year (prorated through the date of Settlement); utility easements and unviolated covenants, conditions or restrictions that do not materially affect the value of the Property; and such other liens, encumbrances or defects as may be assumed or specifically approved by Buyer in writing. The Property must have legal access to a public right of way.

(d) **Deed, Excise Taxes:** Buyer shall pay for preparation of a deed and all other documents necessary to perform Seller's obligations under this Contract, and for state and county excise taxes required by law. The deed is to be made to: Guy H Gardner and Judith C Gardner.

DELAY IN SETTLEMENT/CLOSING: Absent agreement to the contrary in this Contract or any subsequent modification thereto, if a party is unable to complete Settlement by the Settlement Date but intends to complete the transaction and is acting in good faith and with reasonable diligence to proceed to Settlement ("Delaying Party"); and if the other party is ready, willing and able to complete Settlement on the Settlement Date ("Non-Delaying Party") then the Delaying Party shall give as much notice as possible to the Non-Delaying Party and closing attorney and shall be entitled to a delay in Settlement.

POSSESSION: Unless otherwise provided herein, possession shall be delivered at Closing as defined in Paragraph 1(j).

PARTIES: This Contract shall be binding upon and shall inure to the benefit of Buyer and Seller and their respective heirs, successors and assigns. As used herein, words in the singular include the plural and the masculine includes the feminine and neuter genders, as appropriate.

SURVIVAL: If any provision herein contained which by its nature and effect is required to be observed, kept or performed after the Closing, it shall survive the Closing and remain binding upon and for the benefit of the parties hereto until fully observed, kept or performed.

ENTIRE AGREEMENT: This Contract contains the entire agreement of the parties and there are no representations, inducements or other provisions other than those expressed herein. All changes, additions or deletions hereto must be in writing and signed by all parties.

EXECUTION: This Contract may be signed in multiple originals or counterparts, all of which together constitute one and the same instrument and the parties adopt as their seals the word "SEAL" beside their signatures below.

This offer shall become a binding contract on the Effective Date.

Date: <u>02/26/2014</u>	Date: <u>2/26/14</u>
Buyer <u>Guy H Gardner</u> (SEAL)	Seller <u>[Signature]</u> (SEAL)
Date: <u>2/26/14</u>	Date: <u>02/26/14</u>
Buyer <u>Judith C Gardner</u> (SEAL)	Seller <u>[Signature]</u> (SEAL)

2

1450032997

Application #

Harnett County Central Permitting

PO Box 65 Lillington, NC 27546

Telephone Number: 910-893-7525 Fax 910-893-2793 www.harnett.org/permits

Application for Manufactured Home Set-Up Permit

(Please fill out each part completely)

Part I - Owner Information:

Home Owner Information (To be completed by owner of the manufactured home)

Name: Guy Gardner Address: 2073 Baptist Grove Road
City: Fugay Varina State: NC Zip: 27526 Daytime Phone: 919 552-9449

Landowner Information (To be completed by landowner, if different than above)

Name: Address:
City: State: Zip: Daytime Phone: ()

Part II - Contractor Information (To be completed by Contractors or Homeowner, if applicable.)

Name, address, & phone must match information on license)

- A. Set-Up Contractor Company Name: A Plus Construction
B. Electrical Contractor Company Name: Chatham Electric
C. Mechanical Contractor Company Name: Carolina Air
D. Plumbing Contractor Company Name: A Plus Construction

Part III - Manufactured Home Information

Model Year: 2014 Size: 68'x30' Complete & follow zoning criteria sheet
Park Name: None Lot Number: None

I hereby certify that I have the authority to apply for this permit, that the application is correct including the contractor information and have obtained their permission to purchase these permits on their behalf, and that the construction or installation will conform to the applicable manufactured home set-up requirements, and the Harnett County Zoning Ordinance.

Signature of Guy Gardner
Signature of Home Owner or Agent

04 March 2014
Date

*Effective July 1, 2004, a County Tax Department Moving Permit must be provided before a Set Up Permit will be issued. It is purchased from the tax office of the county that the home is moved from. If the home is from a dealer, we need proof of year on the Form 500 and if available, the serial number. List of inspections and Egress requirements available upon request. Progress Energy customers must provide Premise Number.

2 days notice

FACTORY EXPO HOME CENTER
 115 Titan Roberts Rd., PO Box 1829 • Lillington, NC 27546 • 1-800-504-3238

NC DOI Lic #36358

BUYER 1 Guy H. Gardner		BUYER 2 Judith C. Gardner		DATE February 19, 2014	
MAILING ADDRESS 2073 Baptist Grove Road		CITY Fuquay Varina	STATE NC	ZIP 27526	PHONE 919-608-3386
DELIVERY ADDRESS Ross Road		CITY Lillington	STATE NC	ZIP 27546	CELL 919-250-8441
DELIVERY COUNTY Harnett		WIND ZONE Wind Zone 1		THERMAL ZONE Therm Zone 2	
SALESPERSON Jason Akridge		THIS CONTRACT REVISED FROM February 17, 2014		EMAIL ADDRESS guyg@capefearriverbranchqdma.org	
MAKE & MODEL Stratfield by Champion		YEAR 2014	BEDROOMS 3	BATHS 2	DEN -
SERIAL NUMBER 025-000-11-A0014524		<input checked="" type="radio"/> NEW <input type="radio"/> USED		FLOOR SIZE 32x68	HITCH SIZE 32x72
				APPROX SQ. FT. 2062	

NOTICE OF FINAL PAYMENT & CHANGE ORDERS		Retail Price	\$ 82,138.00
Unpaid balance due in: See Below		Factory Direct Discount	\$ (15,988.00)
I/We understand that unless otherwise noted above the final balance is due prior to completion. If not paid 7 days prior to completion, balance must be paid in certified funds. Changes may only be made via signed change order request, and may incur extra charges. <i>XSB XSC</i>		Factory Direct Price	Subtotal 1 \$ 66,150.00
NOTICE OF COMPLETION		Addendum "A" Upgrades	\$ 20,591.00
I/We understand that the approximate completion month for my home is: March		Misc #1: sale price on home till the 17th	\$ (3,734.00)
I/We understand that in the event I/We are unable to accept delivery of the home to my property within 12 days after home is completed at the factory there will be a \$20 per day storage charge that must be paid prior to shipment. In the event there is an extended period of storage time needed I/We authorize Factory Expo Home Center Corp to re-locate the home to an off-site storage facility. I/We understand that we must insure the home and are responsible for any damage incurred as a result of extended storage. <i>XSB XSC</i>		Misc #5:	3.0% \$ (1,985.00)
NOTICE OF FREIGHT		Document Preparation	\$ 395.00
I/We understand that unless otherwise stated, the quoted freight price is estimated for the current date and may not reflect fluctuating fuel surcharges, Department of Transportation highway construction re-routing, highway patrol escorts, or unique complicated placements based on terrain of delivery site. <i>XSB XSC</i>		Sub Total 2	\$ 81,417.00
CONSTRUCTION AUTHORIZATION (CHOOSE ONE)		Sales Tax	\$ 3,867.00
This is a cash transaction. I/We authorize Factory Expo Home Center to place my/our home into the construction process and understand the unpaid balance must be paid prior to delivery from the factory. <i>XSB XSC</i>		Total	\$ 85,284.00
		Down Payment	\$ (1,000.00)
		Additional Payment as Agreed	\$ (7,492.00)
		Unpaid Balance	\$ 76,792.00

NOTATIONS & REMARKS

ADDENDUMS MAY BE ATTACHED AND MADE PART OF THIS PURCHASE CONTRACT.
***NO VERBAL PROMISES.** Buyer agrees that the unpaid balance due must be paid in full on or before 1/30, 2014. *XSB XSC*

Please read the Down Payment disclosure carefully, terms shall apply after passage of 3 day right.

I UNDERSTAND THAT I HAVE THE RIGHT TO CANCEL THIS PURCHASE BEFORE MIDNIGHT OF THE THIRD BUSINESS DAY AFTER THE DATE THAT I HAVE SIGNED THIS AGREEMENT. I UNDERSTAND THAT THIS CANCELLTION MUST BE IN WRITING. IF I CANCEL THE PURCHASE AFTER THE THREE-DAY PERIOD, I UNDERSTAND THAT THE DEALER MAY NOT HAVE ANY OBLIGATION TO GIVE ME BACK ALL OF THE MONEY THAT I PAID THE DEALER. I UNDERSTAND ANY CHANGE TO THE TERMS OF THE AGREEMENT BY THE DEALER WILL CANCEL THIS AGREEMENT.

THIS AGREEMENT CONTAINS THE ENTIRE UNDERSTANDING BETWEEN DEALER AND BUYER AND NO OTHER REPRESENTATION OR INDUCEMENT, VERBAL OR WRITTEN, HAS BEEN MADE WHICH IS NOT CONTAINED IN THIS CONTRACT.

BY <u>Jason Akridge</u> 2/19/14 Jason Akridge Factory Expo Rep	SIGNED X <u>Guy H. Gardner</u> (Buyer) Guy H. Gardner	<u>19 Feb 2014</u> Date
BY <u>Judith C. Gardner</u> 2/19/14	SIGNED X <u>Judith C. Gardner</u> (Buyer) Judith C. Gardner	<u>2-19-14</u> Date

COPY

FOR REGISTRATION
Kimberly S. Hargrove
REGISTER OF DEEDS
Harnett County, NC
2014 MAR 05 01:54:30 PM
BK:3196 PG:961-962
FEE:\$26.00
INSTRUMENT # 2014002730

ABMCNEILL

HARNETT COUNTY TAX ID#

10 0569 0103

3/5/14 BY MT



STATE OF NORTH CAROLINA
COUNTY OF HARNETT

GENERAL WARRANTY DEED

Excise Tax: \$none

Parcel ID Number: 10-0569-0103

Prepared By & Mail to: Pope & Pope, Attorneys at Law, P.A., 4590 Old Buies Creek Road, Angier, NC 27501 Our File No. 14-110 (NO TITLE SEARCH OR CLOSING PERFORMED)

THIS DEED made this 3rd day of March, 2014, by and between

GRANTOR	GRANTEE
Brian C. Gardner, who took title as Brian S. Gardner and wife, Kimberly Sheree Gardner who took title as Kimberly S. Gardner 1521 U.S. Hwy 401 Lillington, NC 27546	Guy H. Gardner and wife, Judith C. Gardner 2073 Baptist Grove Road Fuquay-Varina, NC 27526

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.

W I T N E S S E T H:

THAT the Grantors, for and in consideration of the sum of TEN and no/hundredths DOLLARS (\$10.00) and other good and valuable consideration, receipt of which is hereby acknowledged, have given, granted, bargained, sold, and conveyed, and by these presents do hereby give, grant, bargain, sell, and convey unto the Grantees, their heirs, successors, administrators, and assigns forever, all of that certain piece, parcel, or tract of land situate, lying, and being in Lillington Township of said County and State, and more particularly described as follows:

BEING all that certain tract or parcel designated as Lot No. 1, containing 2.04 total acres, more or less as depicted upon map of survey entitled, "Survey for: Brian S. & Kimberly Gardner" drawn 03/15/2011 (revisions if any denoted on recorded map of survey) by Bennett Surveys, Inc., Lillington, North Carolina and recorded in Map Book 2011, Page 189-190, Harnett County Registry, reference to which is hereby made for greater certainty of description.

The above described tract being further described in warranty deed dated 12/22/1999 from John E. Hair, Jr. and Carolyn Mullenax Hair to Brian S. Gardner [sic] and wife, Kimberly S. Gardner and recorded in Deed Book 2746, Page 966-968, Harnett County Registry.

Pursuant to NCGS §105-317.2 the Grantors herein acknowledge that the real property conveyed does not include their primary residence.

The herein described lands are conveyed to and accepted by the Grantees subject to all other easements, rights-of-way and restrictions shown on said map and listed on the public record.

This conveyance is expressly made subject to the lien created by Grantors' real 2014, Harnett County ad valorem taxes.

HARNETT COUNTY CENTRAL PERMITTING

P.O. BOX 65

LILLINGTON, NC 27546

For Inspections Call: (910) 893-7525 Fax: (910) 893-2793

Bldg Insp scheduled before 2pm available next business day.

Application Number 14-50032997 Date 3/13/14
Property Address 54038 *UNASSIGNED
PARCEL NUMBER 10-0569- - -0103- - -
Application type description CP MANUFACTURED HOME RA 30 CRITERIA
Subdivision Name COLON GODWIN
Property Zoning PENDING

Owner

GARDNER GUY H & JUDITH C
2073 BAPTIST GROVE RD
FUQUAY VARINA NC 27526
(919) 544-5857

Contractor

A PLUS CONSTRUCTION
5369 US HWY 1
VASS NC 28394
(910) 690-9222

Applicant

GARDNER GUY H AND JUDITH C
2073 BAPTIST GROVE RD
FUQUAY VARINA NC 27526

--- Structure Information 000 000 68X30 3BDR DWMH
Flood Zone FLOOD ZONE X
Other struct info # BEDROOMS 3.00
MOBILE HOME YEAR 2014.00
PROPOSED USE DWMH
SEPTIC - EXISTING? NEW TANK
WATER SUPPLY COUNTY

Permit MANUFACTURED HOME PERMIT
Additional desc . . 32X68 2014 DWMH
Phone Access Code . 1023472
Issue Date 3/13/14 Valuation 0
Expiration Date . . 3/13/15

Permit LAND USE PERMIT
Additional desc . . 2014 3BDR 32X68 DWMH
Phone Access Code . 1023464
Issue Date 3/13/14 Valuation 0
Expiration Date . . 9/09/14

Special Notes and Comments

T/S: 03/03/2014 10:07 AM VBROWN ----
ROSS RD. 5MI DOWN ROSS RD PROPERTY IS
ON LEFT ACROSS FROM 4518 ROSS RD.

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PARCEL NUMBER	10-0569- - -0103- - -		
Application description . . .	CP MANUFACTURED HOME	RA 30	CRITERIA
Subdivision Name	COLON GODWIN		
Property Zoning	PENDING		

Required Inspections

Seq	Phone Insp#	Insp Code	Description	Initials	Date
Permit type MANUFACTURED HOME PERMIT					
10	501	T501	R*MOBILE HOME FOUND./ M. WALL	_____	___/___/___
10	307	P307	R*PLUMB WATER CONNECTION	_____	___/___/___
20	818	Z818	PZ*ZONING INSPECTION	_____	___/___/___
20	814	A814	ADDRESS CONFIRMATION	_____	___/___/___
30	507	T507	R*MANUFACTURED HOME FINAL	_____	___/___/___
999		H824	ENVIR. OPERATIONS PERMIT	_____	___/___/___
999		H828	ENVIRO. WELL PERMIT	_____	___/___/___
Permit type LAND USE PERMIT					
999	818	Z818	PZ*ZONING INSPECTION	_____	___/___/___
999	820	Z820	PZ*ZONING/FINAL INSPECTION	_____	___/___/___

COUNTY OF HARNETT
Building Inspections Department
Planning Services

Certificate of Compliance: _____ **Occupancy:** _____

Certificate issued pursuant to the requirements of North Carolina General Statute 153A-363 and Harnett County Zoning Ordinances. This certifies at the time of issuance, this structure was in compliance with the various ordinances of the County of Harnett and the North Carolina State Building Codes. For the following:

Use Classification: SFD

Name: Gary + Judith Gardner

Address: 4503 Ross Rd

Date: 4-15-14

Permit Numbers

Building: _____

Electrical: _____

Insulation: _____

Plumbing: _____

Mechanical: _____

MFG Home: 14-500 32997

Building Official: James T Hall

ADDRESS . . : 4503 ROSS RD SUBDIV: COLON GODWIN
CONTRACTOR : A PLUS CONSTRUCTION PHONE : (910) 690-9222
OWNER . . . : GARDNER GUY H & JUDITH C PHONE : (919) 544-5857
PARCEL . . . : 10-0569- - -0103- - -
APPL NUMBER: 14-50032997 CP MANUFACTURED HOME RA 30 CRITERIA
DIRECTIONS : T/S: 03/03/2014 10:07 AM VBROWN -----
ROSS RD. 5MI DOWN ROSS RD PROPERTY IS
ON LEFT ACROSS FROM 4518 ROSS RD.

STRUCTURE: 000 000 68X30 3BDR DWMH
FLOOD ZONE : FLOOD ZONE X
BEDROOMS : 3.00 MOBILE HOME YEAR : 2014.00
PROPOSED USE : DWMH SEPTIC - EXISTING? : NEW TANK
WATER SUPPLY : COUNTY

PERMIT: CPDW 00 CP MOBILE HOME DOUBLEWIDE

TYP/SQ	REQUESTED COMPLETED	INSP RESULT	DESCRIPTION RESULTS/COMMENTS
T501 01	3/27/14	KS	R*MOBILE HOME FOUND./ M. WALL TIME: 17:00 VRU #: 002507630
	3/27/14	AP	T/S: 03/27/2014 02:47 PM KSLATTUM -----
A814 01	3/31/14	TW	ADDRESS CONFIRMATION TIME: 17:00 VRU #: 002509040
	4/04/14	AP	4503 ross rd lillington 27546 ----- T/S: 04/04/2014 11:06 AM TWARD ----- T/S: 04/04/2014 11:06 AM TWARD -----
H824 01	4/04/14	OT	ENVIR. OPERATIONS PERMIT TIME: 17:00 VRU #: 002512606
	4/04/14	AP	T/S: 04/07/2014 10:03 AM SSTEWARD ----- T/S: 04/07/2014 10:04 AM SSTEWARD -----
Z818 01	4/14/14	RB	PZ*ZONING INSPECTION TIME: 17:00 VRU #: 002515179
	4/14/14	AP	T/S: 04/14/2014 09:26 AM RBAKER -----
T507 01	4/15/14	TI	R*MANUFACTURED HOME FINAL VRU #: 002515772

4-15-14 *ACTV*

----- COMMENTS AND NOTES -----