

Initial Application Date: 10/25/18

Application # SFO 1810-0057

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: Michael Ryan Homes, Inc. PO Box 481452
Mailing Address: _____
Charlotte NC 28269 843-574-8900 **Warranty@MichaelRyanHomes.com**
City: _____ State: _____ Zip: _____ Contact No: _____ Email: _____

APPLICANT*: Michael Ryan Homes, Inc. PO Box 481452
Mailing Address: _____
Charlotte NC 28269 843-574-8900 **Warranty@MichaelRyanHomes.com**
City: _____ State: _____ Zip: _____ Contact No: _____ Email: _____

*Please fill out applicant information if different than landowner

CONTACT NAME APPLYING IN OFFICE: _____ Phone # _____

PROPERTY LOCATION: Subdivision: Carolina Lakes Lot #: 474 Lot Size: 0.48 Acre
State Road # _____ State Road Name: Maplewood Drive Map Book & Page: PC D/Slide 57C
Parcel: 299 Maplewood Drive PIN: 9595-35-8854.000
Zoning: R-20L Flood Zone: X Watershed: - Deed Book & Page: 3610, 313 Power Company*: Central Electric

*New structures with Progress Energy as service provider need to supply premise number _____ from Progress Energy.

PROPOSED USE:

SFD: (Size 57 x 48) # Bedrooms: 5 # Baths: 4 Basement(w/wo bath): _____ Garage: _____ Deck: _____ Crawl Space: _____ Slab: _____ Slab:
(Is the bonus room finished? () yes () no w/ a closet? () yes () no (if yes add in with # bedrooms)

Mod: (Size _____ x _____) # Bedrooms _____ # Baths _____ Basement (w/wo bath) _____ Garage: _____ Site Built Deck: _____ On Frame _____ Off Frame _____
(Is the second floor finished? () yes () no Any other site built additions? () yes () no

Manufactured Home: _____ SW _____ DW _____ TW (Size _____ x _____) # Bedrooms: _____ Garage: _____ (site built?) Deck: _____ (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: New Home Manufactured Homes: _____ Other (specify): _____

Required Residential Property Line Setbacks:

Comments: _____

Front Minimum _____ Actual _____
Rear _____
Closest Side _____
Sidestreet/corner lot _____
Nearest Building on same lot _____

SPECIFIC DIRECTIONS TO THE PROPERTY FROM LILLINGTON: _____

Enter Carolina Lakes Thru Gate, Left Onto Carolina Way, Left Onto Maplewood, Site on Left.

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.



Signature of Owner or Owner's Agent

10/25/18
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****

Harnett County Central Permitting
PO Box 65 Lillington NC 27546
910 893 7525 Fax 910 893 2793 www.harnett.org/permits

Each section below to be filled out by whomever performing work. Must be owner or licensed contractor. Address company name & phone must match.

Application for Residential Building and Trades Permit

Owner s Name Michael Ryan Homes, Inc. Date 10/25/2018
Site Address 299 Maplewood Drive, Sanford, NC 27332 Phone 843-574-8900
Directions to job site from Lillington Enter Carolina Lakes Thru Gate, Left Onto Carolina Way,
Left onto Maplewood, Site on Left

Subdivision Carolina Lakes Lot 474, Block R
Description of Proposed Work New Home # of Bedrooms 5
Heated SF 3,501 Unheated SF 500 Finished Bonus Room? Yes Crawl Space Slab x

General Contractor Information

Michael Ryan Homes, Inc. 843-574-8900
Building Contractor s Company Name Telephone
PO Box 481452, Charlotte, NC 28269 warranty@michaelryanhomes.com
Address Email Address
74751

License #

Electrical Contractor Information

Description of Work New Home Service Size 200 Amps T-Pole X Yes No
Tool Time Trade LLC 919-979-1408
Electrical Contractor s Company Name Telephone
PO Box 2207, Garner, NC 27529 tooltimeservices@gmail.com
Address Email Address
L.13714

License #

Mechanical/HVAC Contractor Information

Description of Work New Home
Certified Heating & Air Conditioning 910-858-0000
Mechanical Contractor s Company Name Telephone
207 W David Parnell St, Polkton, NC 28371 lisa.certifiedheatingandair@gmail.com
Address Email Address
20012

License #

Plumbing Contractor Information

Description of Work New Home # Baths 3.5
Glover Contract Plumbing, Inc. 910-892-1612
Plumbing Contractor s Company Name Telephone
67 Hunter View Lane, Coats, NC 27521 gloverplumbinginc@rocketmail.com
Address Email Address
23160

License #

Insulation Contractor Information

Tatum Insulation II, 519 Old Drug Store Rd, Garner, NC 27529 919-661-0999
Insulation Contractor s Company Name & Address Telephone

*NOTE General Contractor must fill out and sign the second page of this application

I hereby certify that I have the authority to make necessary application that the application is correct and that the construction will conform to the regulations in the Building Electrical Plumbing and Mechanical codes and the Harnett County Zoning Ordinance I state the information on the above contractors is correct as known to me and that **by signing below I have obtained all subcontractors permission to obtain these permits** and if **any** changes occur including listed contractors site plan number of bedrooms building and trade plans Environmental Health permit changes or proposed use changes I certify it is my responsibility to notify the Harnett County Central Permitting Department of any and all changes

EXPIRED PERMIT FEES - 6 Months to 2 years permit re-issue fee is \$150 00 After 2 years re-issue fee is as per current fee schedule


Signature of Owner/Contractor/Officer(s) of Corporation

10/25/18
Date

Affidavit for Worker's Compensation N C G S 87-14

The undersigned applicant being the

General Contractor Owner _____ Officer/Agent of the Contractor or Owner

Do hereby confirm under penalties of perjury that the person(s) firm(s) or corporation(s) performing the work set forth in the permit

_____ Has three (3) or more employees and has obtained workers compensation insurance to cover them

_____ Has one (1) or more subcontractors(s) and has obtained workers compensation insurance to cover them

Has one (1) or more subcontractors(s) who has their own policy of workers compensation insurance covering themselves

_____ Has no more than two (2) employees and no subcontractors

While working on the project for which this permit is sought it is understood that the Central Permitting Department issuing the permit may require certificates of coverage of worker s compensation insurance prior to issuance of the permit and at any time during the permitted work from any person firm or corporation carrying out the work

Company or Name Michael Ryan Homes, Inc.

Sign w/Title  President Date 10/25/18



Vicinity Map
(Not to Scale)

LEGEND
 R/W-RIGHT OF WAY
 DB-DEED BOOK
 PG-PAGE
 PROP-PROPOSED
 SF-SQUARE FEET
 AC-ACRE(S)
 CONC-CONCRETE
 ESMT-EASEMENT
 PL-PROPERTY LINE

CURVE TABLE

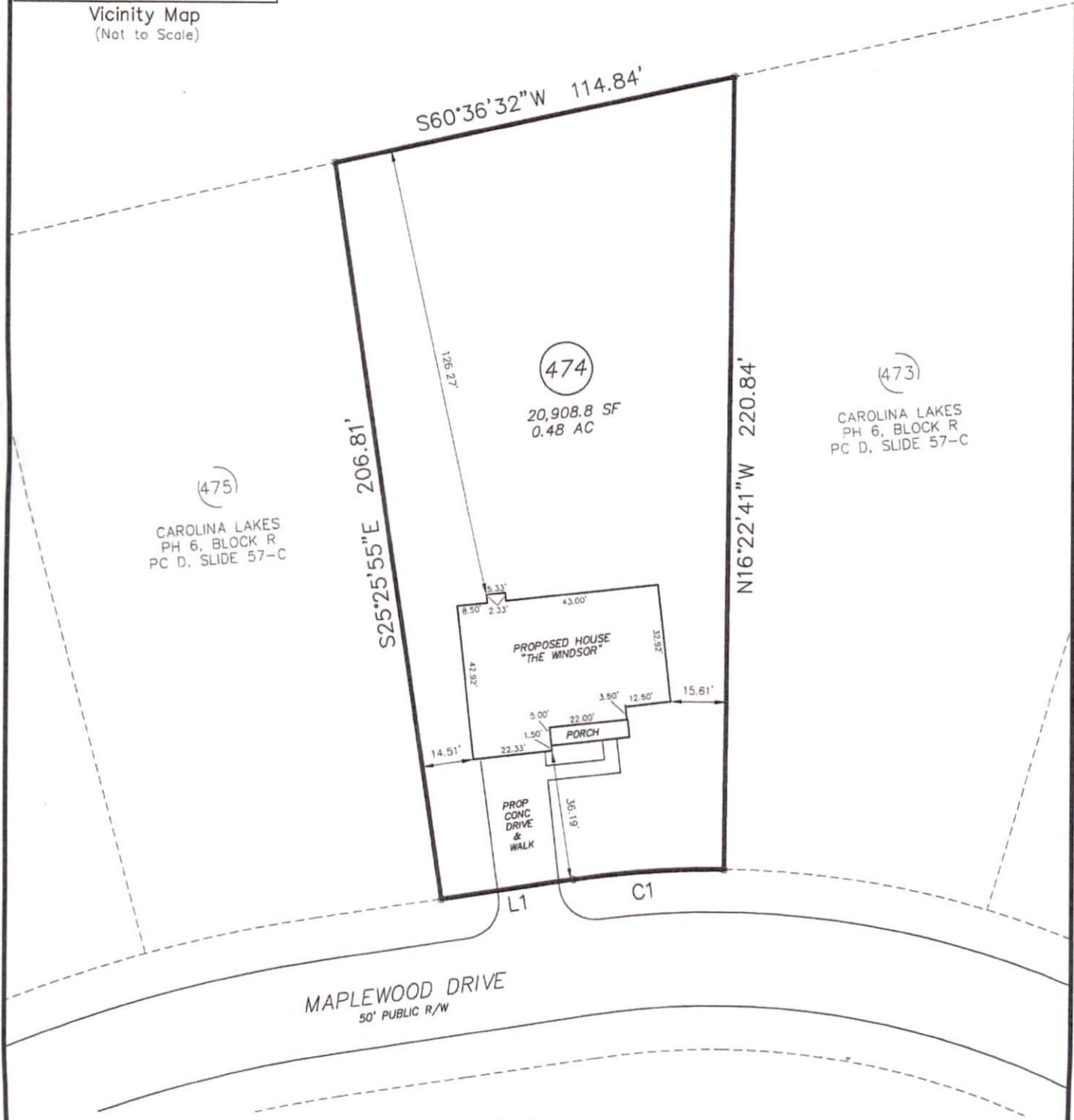
| CURVE | RADIUS | LENGTH | CH. BEARING | CHORD |
|-------|---------|--------|----------------------|-------|
| C1 | 268.95' | 42.50' | NOT PROVIDED ON PLAT | |

LINE TABLE

| LINE | LENGTH | BEARING |
|------|--------|-------------|
| L1 | 37.49' | N64°34'05"E |



LEXINGTON PLANTATION HOLDINGS
 9595-42-8914.000
 DB 2871, PG 434



PLOT PLAN

PREPARED FOR: MICHAEL RYAN HOMES
 ADDRESS: 299 MAPLEWOOD DRIVE
 CITY: NEAR SANFORD, NC
 COUNTY: HARNETT
 TAX PIN: 9595-35-8854.000



TOWNSHIP: BARBECUE
 DATE: MAY 23, 2018
 SCALE: 1" = 40'
 REFERENCE: LOT 474
 CAROLINA LAKES

DO NOT REMOVE!

Details: Appointment of Lien Agent

Entry #: 892706

Filed on: 07/27/2018

Initially filed by: MRHWarranty

Designated Lien Agent

Chicago Title Company, LLC

Online: www.liensnc.com (<http://www.liensnc.com>)

Address: 19 W. Hargett St., Suite 507 /

Raleigh, NC 27601

Phone: 888-690-7384

Fax: 913-489-5231

Email: support@liensnc.com (<mailto:support@liensnc.com>)

Project Property

LOT#474 BLK R CAROLINA LAKES PC#D-57C
299 Maplewood Drive
Sanford, NC 27332
Harnett County

Property Type

1-2 Family Dwelling

Print & Post



Contractors:

Please post this notice on the Job Site.

Suppliers and Subcontractors:

Scan this image with your smart phone to view this filing. You can then file a Notice to Lien Agent for this project.

Owner Information

MICHAEL RYAN HOMES INC

PO BOX 481235

CHARLOTTE, NC 28269

United States

Email: accounting@michaelryanhomes.com

Phone: 843-574-8900

Date of First Furnishing

07/27/2018

View Comments (0)

Technical Support Hotline: (888) 690-7384

For Registration Kimberly S. Hargrove
Register of Deeds
Harnett County, NC
Electronically Recorded
2018 May 31 04:45 PM NC Rev Stamp: \$ 38.00
Book: 3610 Page: 313 - 314 Fee: \$ 26.00
Instrument Number: 2018007703

HARNETT COUNTY TAX ID #
03-9585-18-0474

05-31-2018 BY: CW

NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax: \$ 38.00

Parcel Identifier No: 9595-35-8854.000 Verified by _____ County on the ____ day of _____, 20____
By: _____

Mail/Box to: The Law Office of Jeffrey E. Radford, P.A., 1300 Bragg Blvd, Suite 1316, Fayetteville, NC 28301 - BOX

This instrument was prepared by: The Law Office of Jeffrey E. Radford, P.A., 1300 Bragg Blvd, Suite 1316, Fayetteville,

Brief description for the Index: LOT 474, BLK R, PH VI, Carolina Lakes

THIS DEED made this 31st day of May, 2018 by and between

| GRANTOR | GRANTEE |
|--|---|
| Eero Kantola and wife, Merja Kantola 6920 Choiplin Rd Wake Forest, NC 27587 | Michael Ryan Homes Inc. Po Box 481452 Charlotte, NC 28269 |

Enter in appropriate block for each Grantor and Grantee: name, mailing 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 Sanford Barbecue Township, Harnett County, North Carolina and more particularly described as follows:

Being all of Lot No. 474, Block R, according to the map of Carolina Lakes, Phase VI, recorded in Plat Cabinet D, Slide 57-C, Harnett County Registry. Reference to said map is hereby made for a more perfect description.

The property hereinabove described was acquired by Grantor by instrument recorded in Book 3526 page 960

All or a portion of the property herein conveyed includes or does not include the primary residence of a Grantor.

A map showing the above described property is recorded in Plat Book D page 57-C

NC Bar Association Form No. 3 © 1976, Revised © 1/1/2010
Printed by Agreement with the NC Bar Association

Submitted electronically by "The Law Office of Jeffrey E. Radford"
in compliance with North Carolina statutes governing recordable documents
and the terms of the submitter agreement with the Harnett County Register of Deeds.

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.

And 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, other than the following exceptions: Subject to all Easements, Restrictive Covenants and Rights of Way of Record.

IN WITNESS WHEREOF, the Grantor has duly executed the foregoing as of the day and year first above written.

 (Entity Name) Print/Type Name: Eero Kantola (SEAL)

By: _____
 Print/Type Name & Title: Merja Kantola (SEAL)

By: _____
 Print/Type Name & Title: _____ (SEAL)

By: _____
 Print/Type Name & Title: _____ (SEAL)

State of North Carolina - County or City of Harnett

I, the undersigned Notary Public of the County or City of Cumberland and State aforesaid, certify that Eero Kantola and wife, Merja Kantola personally appeared before me this day and acknowledged the due execution of the foregoing instrument for the purposes therein expressed. Witness my hand and Notarial stamp or seal this 31st day of May, 2018.

My Commission Expires: October 18, 2020
(Affix Seal) Tracey Akers Notary Public
Notary's Printed or Typed Name

State of _____ - County or City of _____
 I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____ personally came before me this day and acknowledged that he is the _____ of _____ a North Carolina or _____ corporation/limited liability company/general partnership/limited partnership (strike through the inapplicable), and that by authority duly given and as the act of such entity, he signed the foregoing instrument in its name on its behalf as its act and deed. Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires: _____ Notary Public
(Affix Seal) Notary's Printed or Typed Name

State of _____ - County or City of _____
 I, the undersigned Notary Public of the County or City of _____ and State aforesaid, certify that _____
 Witness my hand and Notarial stamp or seal, this _____ day of _____, 20____.

My Commission Expires: _____ Notary Public
(Affix Seal) Notary's Printed or Typed Name