

Harnett Regional Water  
700 McKinney Parkway  
Lillington, NC 27546  
Telephone: 910-893-7575  
harnettwater.org

User: CPCIS2 POS  
Date: 6/14/2023 19355 Receipt: 159423

Customer	Account	Name	
432069	216062	PEYTON MCGEE	
5953 RAWLS CHURCH RD			
<b>Misc Fees/POS/Sys Dev</b>			
1		WATER SYSTEM DEVE	2,000.00
1		WATER TAP FEE 3/4"	1,200.00
Amount Due			<u>\$3,200.00</u>
GRAND TOTAL:			<u>3,200.00</u>
MASTERCARD			\$(3,200.00)
CONFIRMATION #7825			
Total Payment:			<u>\$(3,200.00)</u>
BALANCE REMAINING			\$0.00
CHANGE			\$0.00

Trans Date: Jun 14, 2023 Time: 9:19:12AM

\*\*\* Thank You For Your Payment \*\*\*  
\*\*\*\* Enroll in Auto Pay Today \*\*\*\*

**HARNETT REGIONAL WATER**  
Equal Opportunity Provider and Employer

**RESIDENTIAL WATER/SEWER USER AGREEMENT**

**\*COPY OF RECORDED DEED & PICTURE ID ARE REQUIRED\***

\_\_\_\_\_ Water and Sewer District of Harnett County

Retrofitted Sprinkler Connection

Full Service Sprinkler Connection

Owner's Mailing/Billing Address:

Peyton + Angela McGee  
LAND OWNER'S NAME

5206 Bowles Circle  
CURRENT STREET, ROUTE OR P.O. BOX

Holly Springs, NC 27540  
CITY OR TOWN, STATE, ZIP

919-815-4208  
TELEPHONE NUMBER

2  
NUMBER OF PERSONS LIVING IN HOME

245-87-7643 / 000031480359  
OWNER SOCIAL SECURITY & DRIVERS LICENSE #

238-91-6499 / 000031993621  
SPOUSE'S SOCIAL SECURITY & DRIVERS LICENSE#

Peyton9mcgee@yahoo.com  
EMAIL ADDRESS

mid-Atlantic Infrastructure System, 975 Pinebrooke Knolls Dr.  
EMPLOYER, ADDRESS AND PHONE NUMBER (336) 251-1017  
Winston-Salem, NC 27105

Youth Villages, 1822 NC-54, STE 120, Durham, NC 27713, (919) 474-6400  
SPOUSE'S EMPLOYER, ADDRESS AND PHONE NUMBER

Lisa McGee, 5819 Rawls Church Rd, Fuquay-Varina, NC 27526  
NAME OF NEAREST RELATIVE, ADDRESS AND PHONE NUMBER (919) 815-1585

For Office Use Only:

AMOUNT PAID

432069 / 216062  
CUSTOMER NO.

PROPERTY NO.

STATE RD NAME & NO.

6/29/2022

This Agreement, made and entered into this the 13<sup>th</sup> day of June, 2023 between Harnett Regional Water (HRW), as operator of the water supply and distribution system indicated above, (hereinafter "County") and Peyton + Angela McGee (hereinafter "Owner").

WITNESSETH:

Harnett Regional Water, as operator of the water supply and distribution system indicated above, sells water to citizens and residents of Harnett County. HRW also treats wastewater for its citizens and residents where such treatment facilities are located within Harnett County. The Owner above named desires to purchase water and/or sewer treatment services from the County and further desires to enter into this Agreement with HRW to obtain these services described.

NOW THEREFORE, In consideration of the mutual promises herein set forth, it is agreed by HRW and Owner as follows:

1. The property which is the subject of this Agreement and to which water shall be supplied and/or sewer treatment services provided is described as follows:
2. Owner agrees to pay to HRW the amount of \$3200 per connection as a tap-on charge, said amount being due upon the execution of this Agreement by Owner.
3. HRW, pursuant to its Rules and Regulations, agrees to provide a water and/or sewer service connection on the above described property and to provide potable water and treatment of said wastewater to the Owner, provided that there is an existing water line capable of providing a connection on said property. **IN THE EVENT HRW DETERMINES THAT THERE IS NO EXISTING WATER AND/OR SEWER LINE CAPABLE OF PROVIDING A WATER SERVICE CONNECTION TO THE PROPERTY DESCRIBED ABOVE, ALL MONIES PAID PURSUANT TO THIS RESIDENTIAL WATER/SEWER USER AGREEMENT WILL BE REFUNDED TO OWNER.**
4. Owner agrees to pay to HRW a minimum amount of Twenty-five Dollars (\$25.00) as a water deposit (and \$25 as a sewer deposit, if water and sewer tap requested, \$50 total), provided they are approved by the On-line Utility Database procedure described in Section 20 (c) of the County Rules and Regulations. If not approved by the above-mentioned procedure, the owner agrees to pay a minimum of Fifty Dollars (\$50.00) as a water deposit (and \$50 as a sewer deposit, if water and sewer tap requested, \$100 total). This deposit may be returned without interest as provided by said Rules and Regulations. Said deposit shall be due upon the execution of this Agreement by Owner.
5. Owner grants HRW, its successors and assigns, a perpetual easement in, over, under, and upon the above described land with the right to erect, construct, install, lay and thereafter use, operate, inspect, repair, maintain, replace and remove water and/or sewer lines, meters, meter service facilities and appurtenant facilities thereon, together with the right of ingress and egress over adjacent land for the purposes mentioned above.
6. Owner shall install and maintain at Owner's own expense a 3/4 inch cut-off valve on the Owner's side of the HRW's water meter and a service line which shall begin at the meter and extend to the dwelling or place of use, and such other facilities as may be required by the Inspections Section of the Harnett County Planning and Inspections Department. The service line shall connect with the water system of the County at the nearest place of desired use by the Owner, provided HRW has determined in advance that the county water system is of sufficient capacity to permit the delivery of water at that point.
7. Owner agrees to comply with all requirements, rules and regulations applicable to water users adopted by the Division of Health Services of North Carolina Department of Human Resources. Owner further agrees that upon and after the date a plumbing connection is made between the Owner and HRW, Owners shall allow no cross connection to exist between HRW's system and any pipeline containing a contaminant or any pipeline connected to other present or future sources of water.
8. Owner agrees to pay for water and/or sewer service at such rates, time, and place as shall be determined by HRW and agrees to the penalties for non-compliance with the above, as set out in HRW's Rules and Regulations.

6/29/2022



9. HRW shall install a water and/or sewer service connection for the Owner, and Owner shall then have thirty (30) days from the date of such installation to make the plumbing connection from the place of use on the above described property to the HRW's system. Charges for water and/or sewer shall commence on the date that the plumbing connection is completed, but in no event later than the end of the thirty (30) day period. That is to say, if the plumbing connection is not completed by the end of the thirty (30) day period, user charges shall commence and Owner shall be obligated to pay the minimum user bill from and after the end of such period, regardless of whether water and/or sewer service is being provided to Owner.

9A. THIS PARAGRAPH APPLIES ONLY TO AGREEMENTS FOR RETROFITTED SPRINKLER CONNECTIONS. No monthly minimum charge will be made to Owner except during those months when the connection has been used. The Bill rendered will be for gallons used, but in no event less than the applicable minimum bill. A separate bill will be provided for the connection and the same schedule of rates applicable in the service District shall apply to it. No sewer charges will be made to Owner for water used through the connection. The Retrofitted Sprinkler Connection shall not be connected to any plumbing or other pipeline where residential water there from is required to be discharged into the public sewer system.

10. Owner agrees to abide by the Rules and Regulations of HRW as from time to time promulgated by the Harnett County Board of Commissioners, and further agrees to abide by such other HRW ordinances, rules and regulations with respect to water and/or sewer service connections, as are adopted by the Harnett County Board of Commissioners. Additionally, Owner agrees to obtain the necessary inspections and permits related to water and/or sewer service connections as required by the Building Inspections Division of the Harnett County Development Services.

11. HRW shall purchase and install a cutoff valve and water meter for each service. HRW shall own said meter and shall have the exclusive right to use it.

12. Owner agrees that there shall be one water and/or sewer connection for each building or structure requiring connections on the above described property. A tap-on charge shall be due for each such connection.

13. HRW shall have final jurisdiction on any question of location of any service line connection to its distribution system; shall determine the allocation of water to Owner in the event of a water shortage and may shut off water to Owner if Owner allows a connection or extension to be made to Owner's service for the purpose of supplying water and/or sewer service to another user.

14. In the event User transfers title or agrees to transfer title to the above described property, before or after such connection, User agrees that this agreement shall run with the property title thereto and agrees to advise the new owner with respect hereto and furnish new owner a copy thereof.

15. After HRW has executed this Agreement, a copy shall be provided to Owner by person delivery or by mailing to the Owner's address as indicated above.

Signed by Owner this 13<sup>th</sup> day of June, 2023.

Paul M. See  
Owner

Angela Teder Madge  
Owner

JP  
Witness

Signed by County this 14 day of June, 2023

HARNETT REGIONAL WATER

BY: JP  
Steve Ward, Director

WHEN RETURNING THIS AGREEMENT BY MAIL PLEASE SENT TO:

6/29/2022

Harnett Regional Water  
Post Office Box 1119  
Lillington, NC 27546

APPLICATION DIRECTIONS

DATE: 06.13.2023

Peyton + Angela McGee is requesting a water and/or sewer service at the location as noted below. This request is for a 3/4 inch water service and/or a residential sewer service. The cost of the service will be as follows:

**Water tap total cost + deposit:**  
3/4" \$3200  
1" \$4200  
2" \$5500

**Residential Sewer tap total cost + deposit:**  
ALL DISTRICTS \$4000  
BUNNLEVEL & RIVERSIDE \$5300

Retrofitted sprinkler tap fee: \$500 + \$325 3/4" meter & mxu fee = total cost \$825

\*There will also be a deposit on all new accounts for water and/or sewer as required.

For all other sizes refer to Harnett Regional Water @ (910) 893-7575.

Should a line extension be required to install this service, the customer would be required to pay the amount of \$ N/A before the installation of the requested service. This amount is based on materials and labor as required to extend the line to the customer's property.

DIRECTIONS TO LOCATION OF REQUESTED TAP: Detailed Map/Description

See attached

PID# 080654 011702

TBD. Rawls Church Rd. Fuquay Varina NC 27526

5953 Rawls Church Rd.

CUSTOMERS SIGNATURE

Peyton McGee

Angela McGee

Office Use:

This service can be installed as noted above. \_\_\_\_\_

This service requires a line extension: cost above. \_\_\_\_\_

Date of returned notification from Maintenance. \_\_\_\_\_

Maintenance Personnel Signature: \_\_\_\_\_

6/29/2022



NORTH CAROLINA

DRIVER LICENSE

*Tau J P*

COMMISSIONER OF MOTOR VEHICLES



*Angela Tedder*

4d DLN **000031993621**  
DUP

3 DOB **04/13/1999**  
4b EXP **04/13/2025**

1 **TEDDER**  
2 **ANGELA MICHELLE**  
8 **5206 BOWLES CIR**  
**HOLLY SPRINGS, NC 27540-6383**

9 CLASS **C** 9a END **NONE**  
12 RESTR **NONE**  
15 SEX **F** 18 EYES **BRO**  
16 HGT **5'-04"** 19 HAIR **BRO** RACE

4a ISS **05/21/2021**  
5 DD **0029889033**

**04/13/99**

NORTH CAROLINA USA

COMMERCIAL  
DRIVER LICENSE

*Tau J P*

COMMISSIONER OF MOTOR VEHICLES



*Peyton Griffin*

4d DLN **000031480359**

3 DOB **04/22/1998**  
4b EXP **04/22/2026**

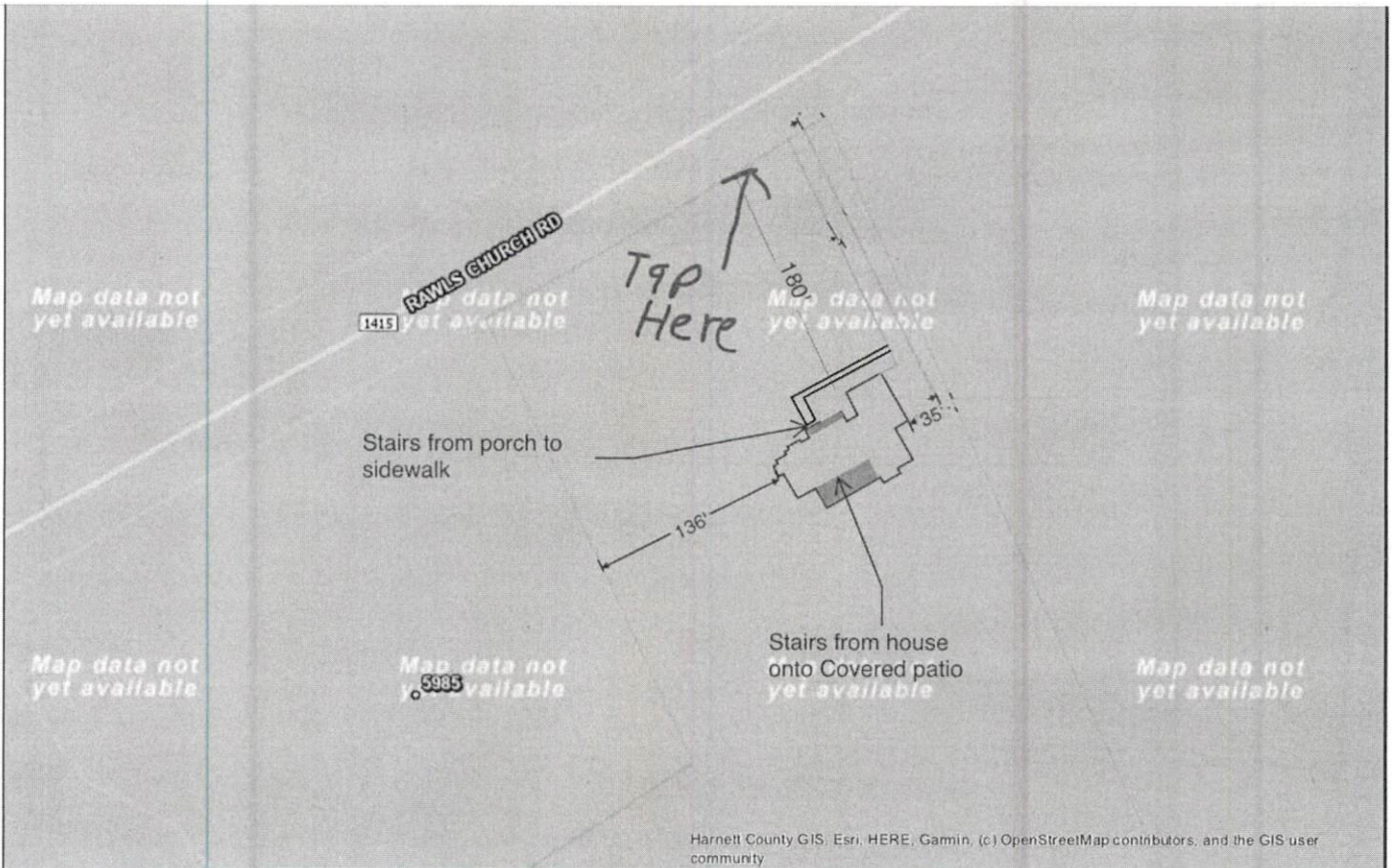
1 **MCGEE**  
2 **PEYTON GRIFFIN**  
8 **5206 BOWLES CIR**  
**HOLLY SPRINGS, NC 27540-6383**

9 CLASS **A** 9a END **NONE**  
12 RESTR **NONE**  
15 SEX **M** 18 EYES **BLU**  
16 HGT **6'-02"** 19 HAIR **BLN** RACE

4a ISS **03/19/2021**  
5 DD **0029427067**

**04/22/98**

NOT FOR LEGAL USE



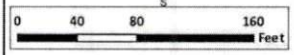
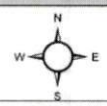
Harnett County GIS; Esri, HERE, Garmin, (c) OpenStreetMap contributors, and the GIS user community

GIS/E-911 Addressing  
May 14, 2023

McGee Site Plan:

Legend:

- = House
- - - = Property Line
- - - = Driveway
- = Sidewalk



1 inch = 94 feet



Matthew S. Willis Register of Deeds  
Harnett County, NC  
Electronically Recorded

HARNETT COUNTY TAX ID #  
080654 0117 02

05/09/2023 08:27:25 AM  
Book: 4192 Page: 110 - 111 (2)  
Instrument Number: 2023007224

NC Rev Stamp: \$0.00  
Fee: \$26.00

05-08-2023 BY: TC

### NORTH CAROLINA GENERAL WARRANTY DEED

Excise Tax:	NONE
Parcel ID:	PID: 080654 0117 02
Mail/Box to:	GRANTEE
Prepared by:	Adcock Law Firm, P.A., PO Box 1478, Fuquay-Varina, NC 27526 <i>Without title exam, closing or tax advice. Delinquent taxes, if any, to be paid by the closing attorney to the county tax collector upon disbursement of closing proceeds.</i>
Brief description for the Index:	Lot 2, BM2023-165 (4.12±ac)

THIS GENERAL WARRANTY DEED ("Deed") is made on the 3<sup>rd</sup> day of May, 2023, by and between:

GRANTOR	GRANTEE
MELISSA G. McGEE, widow 5819 Rawls Church Road Fuquay-Varina, NC 27526	PEYTON G. McGEE and wife, ANGELA T. McGEE 5206 Bowles Circle Holly Springs, NC 27540

FOR VALUABLE CONSIDERATION paid by Grantee, the receipt and legal sufficiency of which is acknowledged, Grantor by this Deed does hereby grant, bargain, sell and convey to Grantee, in fee simple, all that certain lot, parcel of land or condominium unit in the City of \_\_\_\_\_, HECTOR'S CREEK Township, HARNETT County, North Carolina and more particularly described as follows (the "Property"):

**BEING all of "Lot 2 (New)" as shown on that plat entitled, "Minor Subdivision for Melissa G. McGee" and recorded in Map Book 2023, Page 165, Harnett County Registry, reference to which is hereby made for greater certainty of description.**

**Property Address: (tbd) Rawls Church Road, Fuquay-Varina, NC**

All or a portion of the Property was acquired by Grantor by instrument recorded in Book 2424 page 266.

All or a portion of the Property  includes or  does not include the primary residence of a Grantor.

A map showing the Property is recorded in Map Book 2023 page 165.



TO HAVE AND TO HOLD the Property and all privileges and appurtenances thereto belonging to Grantee in fee simple. Grantor covenants with Grantee that Grantor is seized of the Property in fee simple, Grantor has the right to convey the Property in fee simple, title to the Property is marketable and free and clear of all encumbrances, and Grantor shall warrant and defend the title against the lawful claims of all persons whomsoever, other than the following exceptions:

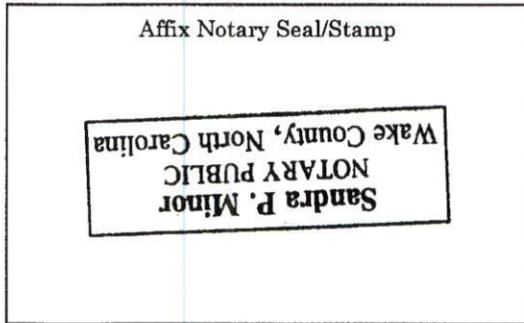
- 1. All easements, covenants, restrictions and right of ways of record;
- 2. 2023 ad valorem taxes;
- 3. All matters as shown in Map Book 2023, page 165, Harnett County Registry;
- 4. Right of way of Rawls Church Road.

IN WITNESS WHEREOF, Grantor has duly executed this North Carolina General Warranty Deed, if an entity by its duly authorized representative.

*Melissa G. McGee*  
 \_\_\_\_\_  
 MELISSA G. MCGEE

STATE OF NORTH CAROLINA, COUNTY OF WAKE

I, SANDRA P. MINOR, the undersigned Notary Public, do hereby certify that the following person(s) personally appeared before me on the 8<sup>th</sup> day of May 2023 acknowledging to me that he or she signed the foregoing document, in the capacity represented and identified therein (if any): MELISSA G. MCGEE.



*Sandra P. Minor*  
 \_\_\_\_\_  
 Notary Public: Sandra P. Minor  
 My commission expires: 03-28-2027