

2007-016433

Klamath County, Oregon



09/18/2007 02:47:19 PM

Fee: \$26.00

**RESTRICTIVE COVENANT
Conditional Use Permit**

Returned @ County

After recording return to:

KIRK C. CLUTE
50973 KENADY LANE
COTTAGE GROVE, OR 97424

The undersigned, being the record owners of all of the real property described as follows; TWP 35 RNGE 10, BLOCK SE TRACT W2SW4NE4, ACRES 20.00 and further identified by "Exhibit A" attached hereto, do hereby make the following restrictive covenant(s) for the above-described real property, specifying that the covenant(s) shall run with the land and shall be binding on all persons claiming under such land, and that these restrictions shall be for the benefit of and limitation on all future owners of said real property.

In consideration of approval by Klamath County, Oregon of a land use permit to construct a single family dwelling on property designated by the Klamath County Assessor's Office as Tax Lot 800 in Township 35 South, Range 10 East, Section 17, the following restrictive covenant(s) hereafter bind the subject property:

"Declarant and Declarant's heirs, legal representatives, assigns, and lessees hereby recognize(s) the rights of adjacent and nearby landowners to conduct farm and forest operations consistent with accepted farming practices and Forest Practices Act, ORS 30.090 and Rules for uses authorized by this Code."

This covenant shall not be modified or terminated except by the express written consent of the owners of the land at the time, and the Klamath County Community Development Department, as hereafter provided.

KLAMATH COUNTY, a political subdivision of the State of Oregon, shall be considered a party to this covenant and shall have the right, if it so desires, to enforce any or all of the covenant(s) contained herein by judicial or administrative proceeding. This covenant is made pursuant to the provisions of the Klamath County Land Development Code.

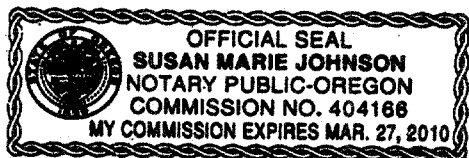
Dated this 18 day of September, 2007.

[Signature]
Record Owner

[Signature]
Record Owner

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above names Kirk Clute and Pamela R. DeLaitte and acknowledged the foregoing instrument to be his/her voluntary act and deed before me this 18 day of September, 2007.



[Signature]
Notary Public for State of Oregon
My Commission Expires: 3-27-2010

Note: A copy of the recorded instrument must be returned to Community Development before permits can be issued.
\\mady\cdd\shared\PLANNING\Planning Forms\Covenant-CUP.doc

*

- - Property Data Selection Menu - -

Prop ID : R256118 (Real Estate) (228546) Owner: CLUTE KIRK C &
Map Tax Lot: R-3510-01700-00800-000 DE'LAITRE PAMELA
Legal : TWP 35 RNGE 10, BLOCK SEC 17, TRACT 30973 KENADY LANE
W2SW4NE4, ACRES 20.00 COTTAGE GROVE, OR 97424

Situs : Year Built :
Living Area:

Name(s) :

Code Area : 008

Sale Info : 03/18/05 \$22,500

Deed Type : 05

Instrument: M05-19241

2006 Tax Status * No Taxes Due *

Current Levied Taxes : 70.90

Special Assessments : 25.93

2007-08 SB125 Taxes : 25.93

2006 Roll Values

RMV Land	\$	16,260 (+)
RMV Improvements	\$	0 (+)
RMV Total	\$	16,260 (=)
Total Exemptions	\$	0
M5 Net Value	\$	16,260
M50 Assd Value	\$	9,170

(AD) Alt Disp
(G)en Appr

(Y) primary
(O)wnership

(SE)condary
(H)istorv

(L)and/Impr
(.) More

Enter Option from Above or <RET> to Exit: __

1 Sess-1 172.16.0.1

1 23/43