

Steve Stroot

Returned to Counter



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07/22/2009 10:43:09 AM

Fee: \$31.00

**RESTRICTIVE COVENANT  
Accessory Structure Building Permit**

The undersigned, being the record owners of all of the real property described as follows; R-3507-006CD-00300-000, 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.

The following restrictive covenant(s) hereafter bind the subject property:

"The 8 foot by 12 foot ( 96 square feet total) accessory structure described as a GREEN HOUSE and located on property designated by the Klamath County Assessor's Office as Tax Lot 300 in Township 35 South, Range 7 East, Section 6 is permitted in conjunction with a primary use ( RESIDENCE ) on the adjacent parcel described as Tax Lot 200 in Township 35 South, Range 7 East, Section 6. Said structure may be used for purposes customarily accessory and subordinate to the primary use of the above referenced parcel."

"Tax lots 200 and 300, as described above, shall not be transferred, conveyed, leased, mortgaged or otherwise liened separately from each other but only to identical transferees, mortgagees or lien claimants until such time as a lawful primary use is permitted on Tax Lot 300, where the named accessory use is located."

The covenant(s) 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 22 day of JULY, 2009.

Steven C. Stroot  
Record Owner

Linda C. Stroot  
Record Owner

STATE OF OREGON )  
 ) ss.  
County of Klamath )



Personally appeared the above names STEVEN C. STROOT, LINDA C. STROOT and acknowledged the foregoing instrument to be his/her voluntary act and deed before me this 22nd day of JULY, 2009.

Clarice Weeks  
Notary Public for State of Oregon  
My Commission Expires: FEBRUARY 6, 2011

**Note:** A copy of the recorded instrument must be returned to Community Development before permits can be issued.

## 7/1/04-6/30/05 REAL PROPERTY TAX STATEMENT

ACCOUNT NO.: R224073

KLAMATH COUNTY\*P.O. BOX 340\*KLAMATH FALLS, OR 97601

## PROPERTY DESCRIPTION

## LAST YEAR'S TAX

215.01

TWP 35 RNGE 7, BLOCK SEC 6, TRACT POR  
LOT 21, ACRES 0.35

See back for explanation of taxes marked with (\*)

ACRES: 0.35

MAP: R-3507-006CD-00300-000

CODE: 118

Pd. CK# 162  
10-25-04

STROOT STEVEN C &amp; LINDA C

PO BOX 13917

SOUTH LAKE TAHOE, CA 96151

STATEMENT SE 017022

## THIS YEAR'S TAX

## EDUCATION:

KLAMATH COUNTY SCHOOLS	100.24
SOUTHERN OREGON EDUCAT	8.72
KLAMATH COMMUNITY COLL	10.19

## VALUES: LAST YEAR THIS YEAR

## MARKET VALUES:

LAND	31,860	33,130
IMPROVEMENT	0	0
TOTAL VALUE	31,860	33,130

## TAXABLE VALUES:

ASSESSED VA	24,020	24,740
EXEMPTION	0	0

## EDUCATION TOTAL:

119.15

## GENERAL GOVERNMENT:

KLAMATH COUNTY	42.86
LIBRARY	12.12
CHILOQUIN FIRE	22.37
CHILOQUIN VECTOR	4.47
KLAM CTY EMER COMM	3.81

NET TAXABLE:	24,020	24,740
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## GENERAL GOVERNMENT TOTAL

85.63

MAKE CHECK PAYABLE TO  
KLAMATH COUNTY TAX COLLECTOR  
PAY @ TAX OFFICE, PROCESSING CENTER,

## EXCLUDED FROM LIMITATION:

COURTHOUSE BOND	9.86
FAIRGROUNDS BOND	2.45

ASSESSMENT ? CALL 541-883-5111  
PAYMENT ? CALL 541-883-4297

## EXCLUDED FROM

## LIMITATION TOTAL:

12.31

## 2004-05 PROPERTY

## TAX TOTALS

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217.09

If a mortgage company pays your taxes,  
This statement is for your records only.

Full Payment with  
3% Discount  
210.58

2/3 Payment with  
2% Discount  
141.84

1/3 Payment  
No Discount  
72.37

## TOTAL TAX (After Discount)

210.58

## 7/1/04-6/30/05 REAL PROPERTY TAX STATEMENT

ACCOUNT NO.: R224064

KLAMATH COUNTY\*P.O. BOX 340\*KLAMATH FALLS, OR 97601

## PROPERTY DESCRIPTION

37272 MODOC POINT RD

CHILOQUIN, OR 97624

ACRES: 0.79

MAP: R-3507-006CD-00200-000

CODE: 118

## LAST YEAR'S TAX

1,116.66

See back for explanation of taxes marked with (\*)

Pd CK#161  
10-25-04

STROOT STEVEN C & LINDA C  
PO BOX 13917  
SOUTH LAKE TAHOE, CA 96151  
STATEMENT SE 017021

## THIS YEAR'S TAX

## EDUCATION:

KLAMATH COUNTY SCHOOLS	520.63
SOUTHERN OREGON EDUCAT	45.28
KLAMATH COMMUNITY COLL	52.90

EDUCATION TOTAL:	618.81
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## GENERAL GOVERNMENT:

KLAMATH COUNTY	222.62
LIBRARY	62.96
CHILOQUIN FIRE	116.16
CHILOQUIN VECTOR	23.22
KLAM CTY EMER COMM	19.80

GENERAL GOVERNMENT TOTAL	444.76
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## EXCLUDED FROM LIMITATION:

COURTHOUSE BOND	51.20
FAIRGROUNDS BOND	12.75

## EXCLUDED FROM

LIMITATION TOTAL:	63.95
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## 2004-05 PROPERTY

TAX TOTALS	1,127.52
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## VALUES: LAST YEAR THIS YEAR

MARKET VALUES:		
LAND	80,890	84,130
IMPROVEMENT	113,060	126,630
TOTAL VALUE	193,950	210,760
TAXABLE VALUES:		
ASSESSED VA	124,750	128,490
EXEMPTION	0	0

NET TAXABLE:	124,750	128,490
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MAKE CHECK PAYABLE TO  
KLAMATH COUNTY TAX COLLECTOR  
PAY @ TAX OFFICE, PROCESSING CENTER,

ASSESSMENT ? CALL 541-883-5111  
PAYMENT ? CALL 541-883-4297

If a mortgage company pays your taxes,  
This statement is for your records only.

Full Payment with 3% Discount	2/3 Payment with 2% Discount	1/3 Payment No Discount
1,093.69	736.65	375.84

TOTAL TAX (After Discount)	1,093.69
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