

Page ____ of ____

After recording return to:



00075417200900146050020027

11/13/2009 11:50:37 AM

Fee: \$42.00

RESTRICTIVE COVENANT BIG GAME WINTER RANGE

The undersigned, being the record owners of all of the real property described as follows; R-3513-D330-D0900 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 900 in Township 35 South, Range 13 East, Section 33C, and located within an identified Goal 5 Big Game Winter Range habitat area, the following restrictive covenant(s) hereafter bind the subject property:

"Declarant and Declarant's heirs, legal representatives, assigns, and lessees hereby acknowledge and agree to accept by the recording of this instrument that the property herein described is subject to Statewide Planning Goal 5 resource habitat protections implemented through the Klamath County Land Development Code, which requires the owner to control free-roaming dogs and prohibits off-road vehicle use on the property herein described during the period of November through April each year; and in regard to fencing requires the perimeter of the property, if fenced, to be for livestock control purposes only; that fencing around home sites shall enclose no greater than 1 acre, and where designed to exclude wildlife shall not be placed within critical habitat or a migration corridor as may be identified by the Oregon Department of Fish and Wildlife"

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 13 day of Nov., 2009.

[Signature]
Record Owner

Michelle M. Cahoon
Record Owner

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above names Darrel B. Cahoon & Michelle M. Cahoon and acknowledged the foregoing instrument to be his/her voluntary act and deed before me this 13th day of November, 2009.

By Lisa Kessler.



Lisa Kessler
Notary Public for State of Oregon
My Commission Expires: Mar. 13, 2011

MT82169-LW

THIS SPACE

2008-005243

Klamath County, Oregon



00043998200800052430010017

04/09/2008 02:59:14 PM

Fee: \$21.00

After recording return to:

DARREL G. CAHOON

985 CAMINO CORONADO

ROHNERT PARK, CA 94928

Until a change is requested all tax statements shall be sent to the following address:

DARREL G. CAHOON

985 CAMINO CORONADO

ROHNERT PARK, CA 94928

Escrow No. MT82169-LW

Title No. 0082169

SWD

STATUTORY WARRANTY DEED

ARTHUR Y. AYALA and ISABEL M. AYALA, as ^{AS TENANTS IN COMMON} Grantor(s) hereby convey and warrant to DARREL G. CAHOON and MICHELLE M. CAHOON, as tenants by the entirety, Grantee(s) the following described real property in the County of KLAMATH and State of Oregon free of encumbrances except as specifically set forth herein:

Lot 9, Block 18, Tract 1010, FIRST ADDITION TO FERGUSON MOUNTAIN PINES, according to the official plat thereof on file in the office of the County Clerk of Klamath County, Oregon.

The above-described property is free of encumbrances except all those items of record, if any, as of the date of this deed and those shown below, if any:

The true and actual consideration for this conveyance is \$6,000.00.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007. THIS INSTRUMENT DOES NOT ALLOW USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETERMINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES AS DEFINED IN ORS 30.930 AND TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007.

Dated this 8th day of April, 2008.

ARTHUR Y. AYALA

ISABEL M. AYALA

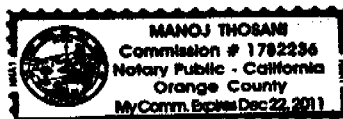
STATE OF CALIFORNIA

COUNTY OF Orange ss.

On April 8th, 2008 before me, Manoj Thosani, Notary Public, personally appeared ARTHUR Y. AYALA and ISABEL M. AYALA, personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) are subscribed to the within instrument and acknowledged to me that THEY executed the same in their authorized capacity(ies), and that by their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Signature



21AMT