

After recording return to:



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08/15/2014 01:04:07 PM

Fee: \$47.00

RESTRICTIVE COVENANT Conditional Use Permit

The undersigned, being the record owners of all of the real property described as follows; see attached legal description 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 300 in Township 41 South, Range 2 East, Section 11, 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.

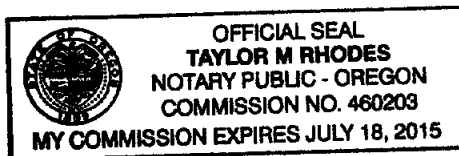
Dated this 15 day of August, 2014.

David M. Ramirez
Record Owner

Cheryl-May Ramirez
Record Owner

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above names David and Cheryl-May Ramirez and acknowledged the foregoing instrument to be his/her voluntary act and deed before me this 15 day of August, 2014.



Taylor M Rhodes
Notary Public for State of Oregon
My Commission Expires:

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

EXHIBIT "A"
LEGAL DESCRIPTION

A tract of land situated in the NW1/4 NE1/4 and Government Lot 2, Section 17, Township 41 South, Range 8 East of the Willamette Meridian, Klamath County, Oregon, more particularly described as follows:

Beginning at the North 1/4 corner of said Section 17; thence South 02° 16' 44" West 1292.63 feet to the CN 1/16 corner of said Section 17; thence continuing South 02° 16' 44" West 330.00 feet; thence North 73° 22' 12" East 1180.18 feet, more or less, to a point on the South line of the said NW1/4 NE1/4; thence North 89° 35' 20" East 200.17 feet to the NE1/16 corner of said Section 17; thence North 02° 24' 28" East 1275.40 feet to the East 1/16 corner common to said Section 17 and Section 8; thence North 89° 39' 30" West 1320.06 feet to the point of beginning, with bearings based on recorded Survey No. 4234.

Tax Account No: 4108-01700-00200-000
Tax Account No: 4108-01700-00300-000
Tax Account No: 4108-01700-01100-000

Key No: 86953
Key No: 86891
Key No: 86908