

Sharon Snow
Returned at Counter

Page ____ of ____

2016-010226

Klamath County, Oregon

After recording return to:



00192869201600102260030030

09/27/2016 10:27:15 AM

Fee: \$52.00

RESTRICTIVE COVENANT Conditional Use Permit

The undersigned, being the record owners of all of the real property described as follows: R-3810-D3400-D1400 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 1400 in Township 39 South, Range 12 East, Section 20, 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 29 day of Sept, 2016.

Record Owner

Record Owner

STATE OF OREGON)

County of Klamath)

ss.

Personally appeared the above names Sharon Snow and acknowledged the foregoing instrument to be his/her voluntary act and deed before me this 27 day of Sept, 2016



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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After recording return to:

RESTRICTIVE COVENANT Conditional Use Permit

The undersigned, being the record owners of all of the real property described as follows; R-3910-D300-D1400 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 1400 in Township 35 South, Range 12 East, Section 30, 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.

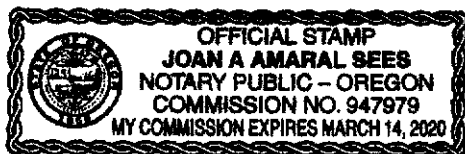
Dated this 23rd day of September, 2016.

Victor Madrigal
Record Owner

Record Owner

STATE OF OREGON)
) ss.
County of Klamath)

Personally appeared the above names VICTOR MADRIGAL and acknowledged the foregoing instrument to be his/her voluntary act and deed before me this 23rd day of September, 2016.



Joan A. Amaral Sees
Notary Public for State of Oregon
My Commission Expires: MARCH 14, 2020

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

A tract of land in the SE1/4 of Section 30, Township 39 South, Range 10 East of the Willamette Meridian, Klamath County, Oregon, which lies Northeasterly from the Northeasterly right of way boundary of the C-G Cutoff and Northerly from the Northerly right of way boundary of the Lost River Diversion Canal, both of the U.S. Reclamation Service, Klamath Project, and that portion of the SW1/4 of Section 30, said Township and Range, lying Northeasterly from the Northeast right of way line of C-G Canal. Excepting therefrom the right of way of No. 17 Drain of the U.S. Reclamation Service, Klamath Project, where the same passes through said tract.

Also Excepting therefrom the following described property:

Beginning at the one-quarter corner common to Sections 29 and 30, Township 39 South, Range 10 East of the Willamette Meridian; thence running West along the South line of the Northeast 1/4 of Section 30, Township 39 South, Range 10 East of the Willamette Meridian, 1595.2 feet; thence South 30 feet; thence East and parallel to the South line of said Northeast 1/4, 1343.2 feet; thence South 182 feet; thence East 252 feet; thence North 212 feet, more or less, to the point of beginning.

Also Excepting therefrom the following described property:

Commencing at the one-quarter corner common to Sections 29 and 30 of said Township; thence South 0°18'51" West along the East boundary of said Section 30, 883.90 feet; thence South 89°22'40" West 30.00 feet to a point on the West boundary of Reeder Road for the true point of beginning; thence South 88°52'20" West 2,152.85 feet to a point on the East boundary of the C-G Cutoff; thence South 36°18' East along the East boundary of the C-G Cutoff 952.10 feet to a 5/8 inch iron pin; thence North 47°50' East 510.67 feet to a 5/8 inch iron pin; thence North 82°28'30" East 1,072.00 feet to a 5/8 inch iron pin; thence South 34°30' East 37.23 feet to a 5/8 inch iron pin; thence North 89°42' East 124.45 feet to a 5/8 inch iron pin on the West boundary of Reeder Road; thence North 0°18'51" East along said road boundary 356.52 feet to the true point of beginning.

Also Excepting therefrom the following described property:

All that portion of the SE1/4 SE1/4 of Section 30, Township 39 South, Range 10 East of the Willamette Meridian, lying Southerly of the centerline of the U.S.R.S. No. 17 Drain, Northerly of the Lost River Diversion Canal and Easterly of the U.S.R.S. C-G Canal.