

2021-005464

Klamath County, Oregon



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04/12/2021 01:30:17 PM

Fee: \$87.00

# RESTRICTIVE COVENANT Accessory Structure Building Permit

The undersigned, being the record owners of all of the real property described as follows, and further identified by "Exhibit A" attached hereto, do hereby make the following restrictive covenant for the property, specifying that the covenant shall run with the land and shall be binding on all persons claiming 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 covenants hereafter bind the subject property:

"The accessory structure located on Property No. 1 as described on attached Exhibit A is permitted in conjunction with the primary use located on Property No. 2 as described on attached Exhibit A. Said structure may be used for purposes customarily accessory and subordinate to the primary use of the above referenced parcel."

"Both Property No. 1 and Property No. 2, as described in attached Exhibit A, 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 either a lawful primary use is constructed on the property where the named accessory use is located, OR the accessory use is removed."

The 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 contained herein by judicial or administrative proceeding. This covenant is made pursuant to the provisions of the Klamath County Land Development Code.

Dated this 12 day of April, 2021.

Russell W. Chun  
Record Owner

Russell W. Chun

Tena J. Chun  
Record Owner

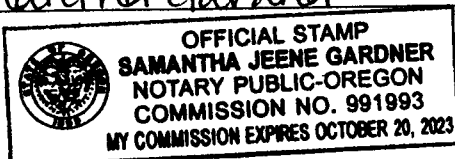
Tena J. Chun

Record Owner

Record Owner

STATE OF OREGON )  
 ) ss.  
County of Klamath )

Personally appeared the above names Russell W. Chun & Tena J. Chun and acknowledged the foregoing instrument to be <sup>their</sup> voluntary act and deed before me this 12 day of April, 2021.  
By Samantha Gardner



Samantha Gardner  
Notary Public for State of Oregon  
My Commission Expires:  
Oct. 20, 2023

**Note:** A copy of the recorded covenant must be returned to Planning Department before permits can be issued.

Returned at Counter

3407-015BA-02000

3407-015BA-01100

3407-015BA-01200

3407-015BA-01800

3407-015BA-01300

3407-015BA-01700

3407-015BA-01400

R2

3407-015BA-01600

3407-015BA-01500

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R2

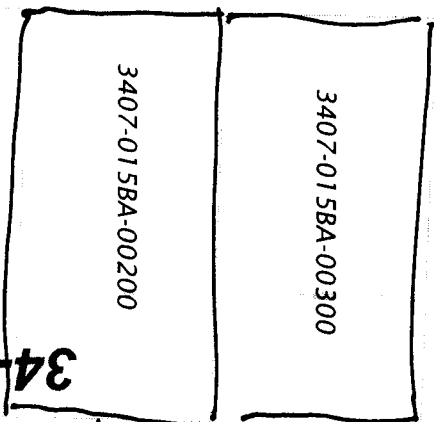
3407-015BA-00400

MOON-ST

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34-07

Woodland Park  
Blk 2 Lot 2 } Prop 2

Woodland Park  
Blk 2 Lot 2 } Prop 1

R2

3407-015AB-00800

3407-015AB-00700

3407-015AB-00600

3407-01000-00400