

2022-011157

Klamath County, Oregon



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09/15/2022 12:02:37 PM

Fee: \$92.00

Page \_\_\_\_ of \_\_\_\_

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-3513-03260-01260

and further identified by "Exhibit A" attached hereto, do hereby make the following restrictive covenants(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 3513 in Township 35 South, Range 13 East, Section 32, 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 9th day of September, 2022.

Record Owner

BOSS FARMS LLC

Record Owner

STATE OF CALIFORNIA )  
County of LOS ANGELES ) ss.Personally appeared the above names BEN FRIIS and acknowledged the foregoing instrument to be his/her voluntary act and deed before me this 09 day of 09, 2022.

Kevin Smith  
Notary Public for State of Oregon IS CALIFORNIA  
My Commission Expires: 05/25/2026

Please return a copy of the recorded covenant to the Klamath County Planning Department

## ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of LOS ANGELES

On 09/09/2022 before me, KEVIN SMITH, NOTARY PUBLIC  
(insert name and title of the officer)

personally appeared BEN FRIIS  
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature

*Kevin Smith*

(Seal)



**EXHIBIT A**

R-3513 - 03200 - 01300 - 000

The SW 1/4 of Section 32, Township 35 South, Range 13 East of the Willamette Meridian, Klamath County.