



MISC 2016099170



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Received - DIANE L. BATTIATO  
Register of Deeds, Douglas County, NE  
11/29/2016 13:33:11.00



2016099170

**FIRST AMENDMENT TO DECLARATION  
OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS  
FOR ARBOR VIEW, A SUBDIVISION IN DOUGLAS COUNTY, NEBRASKA**

THIS FIRST AMENDMENT TO DECLARATION, is made this 28th day of November, 2016, by CHARLESTON HOMES, LLC, a Nebraska limited liability company, hereinafter referred to as "Declarant".

PRELIMINARY STATEMENT

WHEREAS, Declarant is the Declarant under the Declaration of Covenants, Conditions, Restrictions and Easements for Lots 1 through 127, Arbor View, a subdivision in Douglas County, Nebraska, as recorded with the Douglas County Register of Deeds on October 3, 2014 as Instrument Number 2014078034 (the "Declaration").

WHEREAS, Article VI, Section 4 of the Declaration provides "this Declaration may be amended by Declarant . . . in its sole and absolute discretion for a period of fifteen (15) years from the date of this Declaration; and

WHEREAS, Declarant desires to amend the Declaration to subject additional property owned by the Declarant to the Declaration.

NOW, THEREFORE, in consideration of the foregoing, Declarant hereby makes this First Amendment to the Declaration:

1. Definitions. Capitalized terms used herein shall be ascribed the same meaning as set forth in the Declaration unless context clearly requires otherwise.
2. Amendment. The Declaration is hereby amended in the following particulars:

Return to: Mark J. LaPuzza  
Pansing Hogan Ernst & Bachman, LLP  
10250 Regency Circle, Suite 300  
Omaha, NE 68114

a. Amendment to Definition of Lots. The definition of the terms "Lots" as set forth in the first paragraph of the Preliminary Statement of the Declaration, is hereby revised as follows:


Lots 1 through 235, inclusive, in Arbor View, a subdivision,  
as surveyed, platted and recorded in Douglas County,  
Nebraska

(the "Lots").

3. Limitation of Amendment. Except as expressly herein, the Declaration shall continue in full force and effect according to its terms.

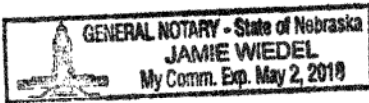
IN WITNESS WHEREOF, the Declarant has caused these presents to be executed this 28<sup>th</sup> day of November, 2016.

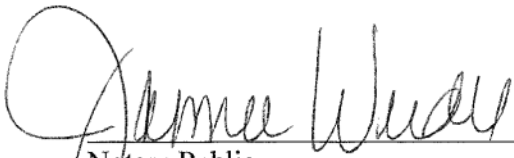
CHARLESTON HOMES, LLC, a Nebraska  
limited liability company

By:   
Marc Stodola, Manager

STATE OF NEBRASKA     )  
  ) ss.:  
COUNTY OF DOUGLAS    )

The foregoing instrument was acknowledged before me this 28 day of November, 2016, by Marc Stodola, Manager of Charleston Homes, LLC, a Nebraska limited liability company, on behalf of the company.



  
Notary Public