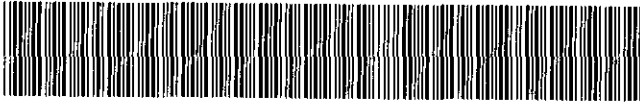




MISC 2008012898

misc
18
10
FEE 96.00 UC-23628
RP CB COMP
DEL SCAN PV



FEB 11 2008 10:29 P 18

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
2/11/2008 10:29:29.90



2008012898

RETURN TO:
KENDRA J. RINGENBERG
KOLEY JESSEN P.C., L.L.O
1125 SOUTH 103 STREET, SUITE 800
OMAHA, NE 68124

FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR MAPLE CREEK OFFICE PARK CONDOMINIUMS

THIS FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM OWNERSHIP FOR MAPLE CREEK OFFICE PARK CONDOMINIUMS ("**Amendment**") is made and entered into as of this 14th day of January, 2008 ("**Effective Date**") by **Bremcon NE, LLC**, a Minnesota limited liability company ("**Declarant**"), **Maple Creek Condominium, LLC**, a Nebraska limited liability company; **Open A-Z, LLC**, a Nebraska limited liability company; and **First Outing, LLC**, a Nebraska limited liability company (each, an "**Owner**" and collectively referred to hereinafter as the "**Owners**").

Recitals

A. Declarant previously executed that certain Declaration of Condominium Ownership for Maple Creek Office Park Condominiums, dated August 4, 2006 and recorded on August 7, 2006 as Instrument No. 2006089236 in the Douglas County, Nebraska Recorder of Deeds Office (the "**Declaration**"), creating the Maple Creek Office Park Condominiums in accordance with the Nebraska Condominium Act, *Neb. Rev. State. § 76-825, et. seq.*, as amended from time to time (the "**Act**") on that certain real property located in the County of Douglas, State of Nebraska, which is more particularly described on Exhibit "A" attached hereto (the "**Property**").

B. Declarant and the Owners constitute all of the Unit Owners (as defined in the Declaration) as of the Effective Date.

C. Declarant and the Owners desire to modify certain terms of the Declaration.

25

NOW, THEREFORE, in consideration of the mutual covenants and agreements contained herein, and other good and valuable consideration, the receipt of which are hereby acknowledged, the parties hereto agree as follows:

1. Defined Terms. All capitalized terms not otherwise defined herein shall have the meaning ascribed to such term(s) in the Declaration.
2. Section 6(a). The reference in the first sentence of Section 6(a) to "Condominium Plan" is hereby deleted and replaced with the following term "Plat and Plans."
3. Plat and Plans. The Plat and Plans attached as Exhibit B to the Declaration is hereby deleted in its entirety and replaced with the Plat and Plans attached hereto as Exhibit B.
4. Conflicts. In the event of a conflict between the terms and conditions of this Amendment and the terms and conditions of the Declaration, the terms and conditions of this Amendment shall control and prevail.
5. Full Force and Effect. Except as amended by this Amendment, the Declaration is and shall remain in full force and effect.
6. Counterparts. This Amendment may be executed in counterparts, each of which shall be deemed an original but all of which shall constitute one and the same instrument.

**[Remainder of Page Intentionally Left Blank.
Signature Page to Follow.]**

IN WITNESS WHEREOF, the parties hereto have executed this First Amendment to Declaration of Condominium Ownership for Maple Creek Office Park Condominiums as of the 14th day of January, 2008.

DECLARANT:

BREMCON NE, LLC,
a Minnesota limited liability company

By: Bryan Breems
Name: BRYAN BREEMS
Title: MEMBER/OWNER

Owner of Units 3, 4 and 7 thru 12

STATE OF Nebraska)
) ss.
COUNTY OF Douglas)

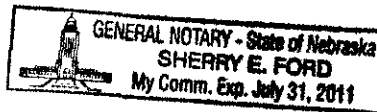
SUBSCRIBED, SWORN TO and ACKNOWLEDGED before me this 28th day of December, 2008, by Bryan Breems as Member/Owner of BREMCON NE, LLC, a Minnesota limited liability company.

WITNESS my hand and official seal.

Sherry E. Ford Notary Public

My commission expires:

7-31-2011



OWNERS:

MAPLE CREEK CONDOMINIUM, LLC,
a Nebraska limited liability company

By: [Signature]
Name: JEFFREY P. WELCH
Title: member

Owner of Unit 1

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

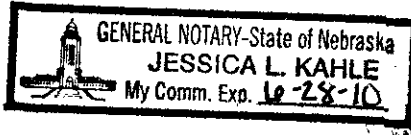
SUBSCRIBED, SWORN TO and ACKNOWLEDGED before me this 30th day of
JULY, 2007, by JEFFREY P. WELCH as MEMBER of MAPLE CREEK
CONDOMINIUM, LLC, a Nebraska limited liability company.

WITNESS my hand and official seal.

[Signature]
Notary Public

My commission expires:

10-28-2010



OPEN A-Z, LLC,
a Nebraska limited liability company

By: Patricia Peetz
Name: Patricia L. Peetz
Title: Owner

Owner of Unit 2

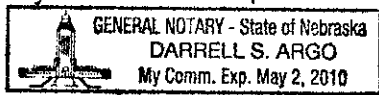
STATE OF Nebraska)
) ss.
COUNTY OF Douglas)

SUBSCRIBED, SWORN TO and ACKNOWLEDGED before me this 14th day of January, 2008, by Patricia L. Peetz as Owner of OPEN A-Z, LLC, a Nebraska limited liability company.

WITNESS my hand and official seal.

Darrell S. Argo Notary Public

My commission expires:



FIRST OUTING, LLC,
a Nebraska limited liability company

By: *Carly Schulz*
Name: Carly Schulz
Title: Member

Owner of Units 5 and 6

STATE OF Nebraska)
) ss.
COUNTY OF Douglas)

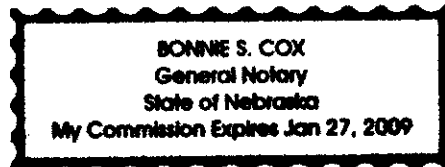
SUBSCRIBED, SWORN TO and ACKNOWLEDGED before me this 28th day of December, 2007, by Carly J. Schulz as Member of FIRST OUTING, LLC, a Nebraska limited liability company.

WITNESS my hand and official seal.

Bonnie S. Cox Notary Public

My commission expires:

1/27/09



CONSENT OF MORTGAGEE

Great Western Bank, holder of a Deed of Trust on the Property dated November 1, 2005, and recorded on November 3, 2005, as Instrument No. 2005139374, hereby consents to the execution and recording of the within First Amendment to Declaration of Condominium Ownership and agrees that such Deed of Trust is subject thereto and to the provisions of the Nebraska Condominium Act of the State of Nebraska.

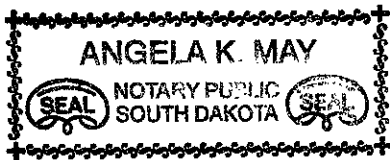
IN WITNESS WHEREOF, Great Western Bank has caused this Consent of Mortgagee to be signed by its duly authorized officers on its behalf, all done at Sioux Falls, South Dakota on this 26 day of July, 2007.

GREAT WESTERN BANK

By [Signature]
Name Brian L. Grady
Title Vice President

STATE OF South Dakota,
COUNTY OF Minnehaha) ss.

The foregoing instrument was acknowledged before me this 26th day of July, 2007 by Brian L. Grady, the Vice President Great Western Bank on behalf of the company.



[Signature]
Notary Public
My commission expires: 5.21.2010

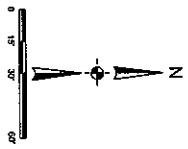
EXHIBIT "A"

LEGAL DESCRIPTION

Condominium Units 1 thru 12, in accordance with the Declaration of Condominium Owners of Maple Creek Office Park Condominiums, recorded August 7, 2006, at Instrument No. 2006089236 of the Douglas County, Nebraska records.

EXHIBIT "B"
PLAT AND PLANS

MAPLE CREEK



LEGEND:
 COMMON AREA
 PROPERTY LINE

NOTE: ALL APARTMENTS
 NUMBERS ARE FOR
 N. 163RD PLAZA
 OMAHA, NE 68118

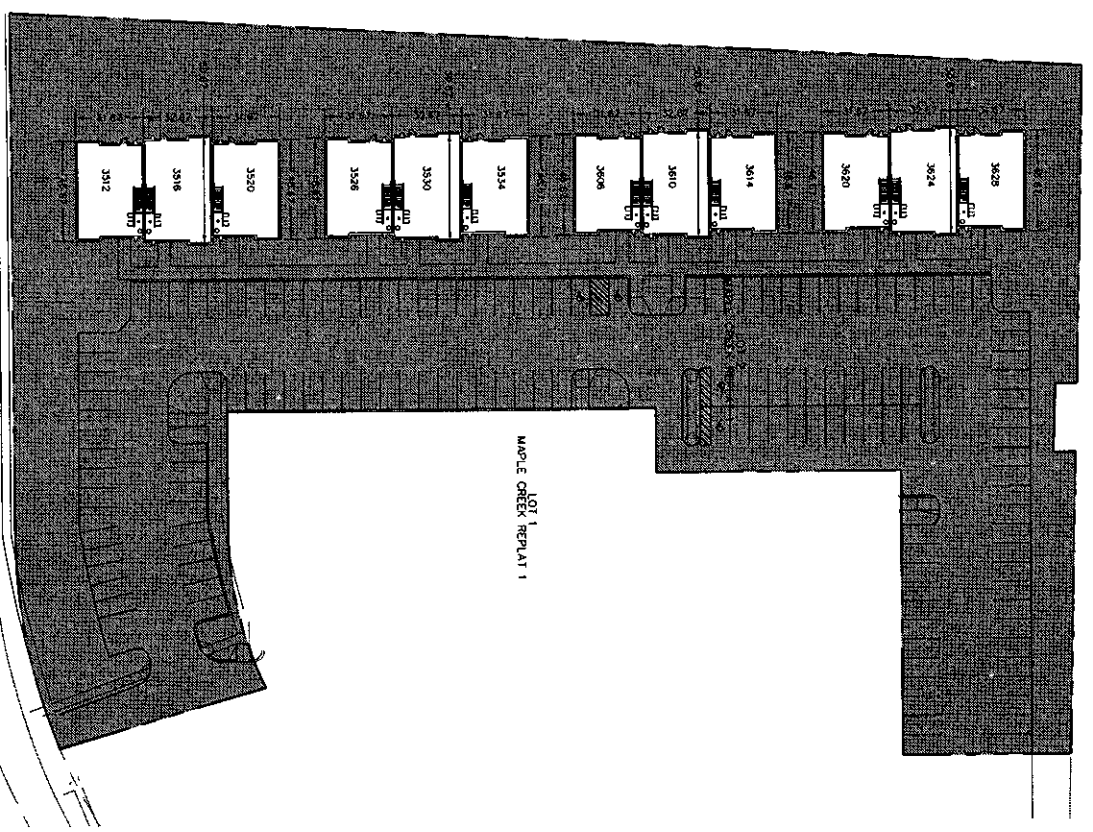
1 UNIT WALKOUT CONDOS
 CENTER 1450 S.F. (USABLE)
 307 6' x 32' 6" (EXTERIOR)
 DNR: 1208 S.F. (USABLE)
 307 6' x 32' 6" (EXTERIOR)
 USABLE AREA INCLUDES (COMMON)
 ONLY THE MAIN FLOOR.

FINISHED FLOOR ELEVATION

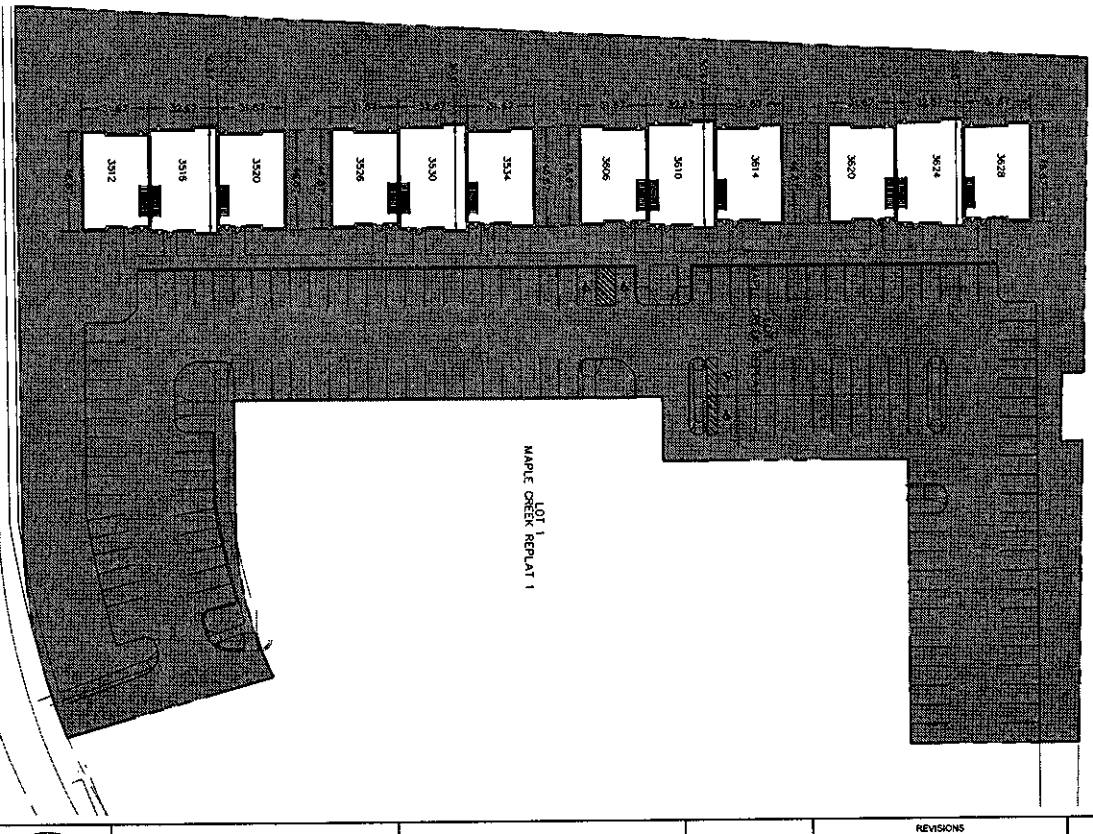
UNIT	ELEVATION
3512	1185.31
3514	1185.31
3516	1185.31
3518	1185.31
3520	1185.31
3522	1185.31
3524	1185.31
3526	1185.31
3528	1185.31
3530	1187.41
3532	1187.41
3534	1187.41
3536	1187.41
3538	1189.51
3540	1189.51
3542	1189.51
3544	1189.51
3546	1191.61
3548	1191.61
3550	1191.61
3552	1191.61
3554	1191.61
3556	1191.61
3558	1191.61
3560	1191.61
3562	1191.61
3564	1191.61
3566	1191.61
3568	1191.61
3570	1191.61
3572	1191.61
3574	1191.61
3576	1191.61
3578	1191.61
3580	1191.61
3582	1191.61
3584	1191.61
3586	1191.61
3588	1191.61
3590	1191.61
3592	1191.61
3594	1191.61
3596	1191.61
3598	1191.61
3600	1191.61
3602	1191.61
3604	1191.61
3606	1191.61
3608	1191.61
3610	1191.61
3612	1191.61
3614	1191.61
3616	1191.61
3618	1191.61
3620	1191.61
3622	1191.61
3624	1191.61
3626	1191.61
3628	1191.61
3630	1191.61
3632	1191.61
3634	1191.61
3636	1191.61
3638	1191.61
3640	1191.61
3642	1191.61
3644	1191.61
3646	1191.61
3648	1191.61
3650	1191.61
3652	1191.61
3654	1191.61
3656	1191.61
3658	1191.61
3660	1191.61
3662	1191.61
3664	1191.61
3666	1191.61
3668	1191.61
3670	1191.61
3672	1191.61
3674	1191.61
3676	1191.61
3678	1191.61
3680	1191.61
3682	1191.61
3684	1191.61
3686	1191.61
3688	1191.61
3690	1191.61
3692	1191.61
3694	1191.61
3696	1191.61
3698	1191.61
3700	1191.61

NOTE: EXTERIOR AND INTERIOR
 WALL THICKNESSES
 INCLUDING FLOOR
 COMMON ELEMENTS

EASMENTS ARE SHOWN ON
 THIS PLAN AND ARE TO BE
 FOR MAPLE CREEK LOTS
 1 - 2. RECORD RECORD
 RECORDS IN BOOK 2071
 PAGE 726-735, 9/25/1997.

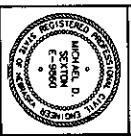


LOWER FLOOR SUITE A



UPPER FLOOR SUITE A

PROJECT NO.: 010-004-06
 DATE: SEPTEMBER 2007
 DESIGNED: MTP
 DRAWN: MTP
 CHECKED: MDS
 SHEET NO.: 1 OF 1



BREMCON OFFICE CONDOS

MAPLE CREEK
 OFFICE PARK CONDOMINIUMS
 162ND ST. AND WEST MAPLE ROAD
 DOUGLAS COUNTY, NEBRASKA

ALL DIMENSIONS ARE TO THE CENTERLINE UNLESS OTHERWISE SPECIFIED. ALL DIMENSIONS ARE TO BE VERIFIED BY THE CONTRACTOR. ALL DIMENSIONS ARE TO BE VERIFIED BY THE CONTRACTOR. ALL DIMENSIONS ARE TO BE VERIFIED BY THE CONTRACTOR.

REVISIONS		
NO.	DATE	DESCRIPTION
1		

d
 ENGINEERING, INC.
 3663 N. 153RD STREET, SUITE 201
 OMAHA, NEBRASKA 68118
 402.505.4355 (PH) . 402.505.4432 (FAX)

SHEET NOTES

1. PER ARCHITECT AND OWNER, ROOM LOCATIONS AND DIMENSIONS TO BE DETERMINED BY SURVEYING, GPS SURVEYING.

KEY NOTES

1. AIR ACCESS - SEE MECHANICAL PLAN FOR FRESH AIR INTAKE

MAPLE CREEK
OFFICE PARK
162ND STREET AND
MAPLE STREET
OMAHA, NE

BREMCON INC
1038 CENTERVILLE
CIRCLE
VADONAS HTS, MN
55127



Morgan Hill
Architecture
Group
1115 E. 10th Street, Suite 200
Omaha, NE 68102
Phone: 402.552.1111
www.morganhill.com

I HEREBY CERTIFY THAT THE SEAL, SIGNATURE AND EXPIRATION DATE OF MY ARCHITECTURAL LICENSE ARE CORRECT AND THAT I AM A duly licensed professional architect in the State of Nebraska.

REGISTERED ARCHITECT
A. 3155
1000 BROADWAY
OMAHA, NE 68102

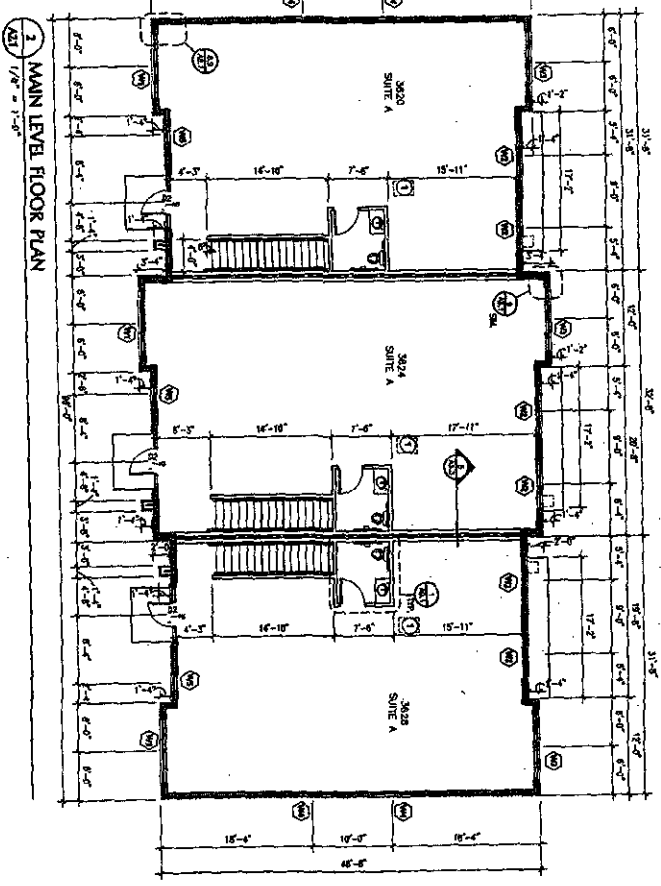
DATE: _____
BY: _____
FOR: _____

PROJECT NUMBER: 02024-AMC
OWNER: BREMCON INC.
DESIGNED BY: I. LANGRISH
DATE: 8/20/08
DRAWN BY: J. LANGRISH
CHECKED BY: J. LANGRISH
SCALE: AS SHOWN

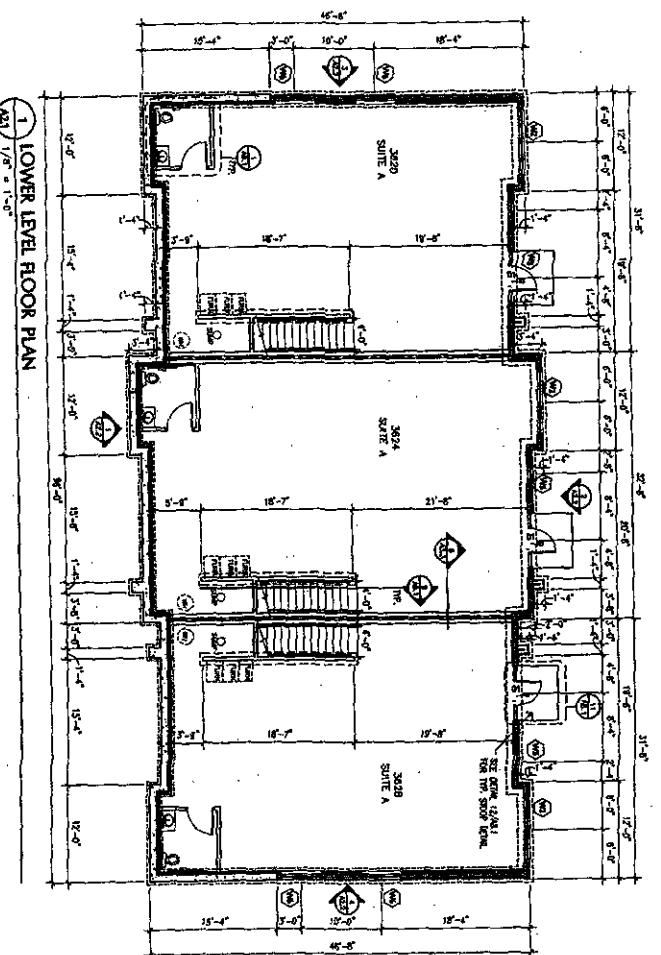
CONSTRUCTION DOCUMENTS

TRIPLE 44'-0" WALK-OUT TYPE PLANS (type A)

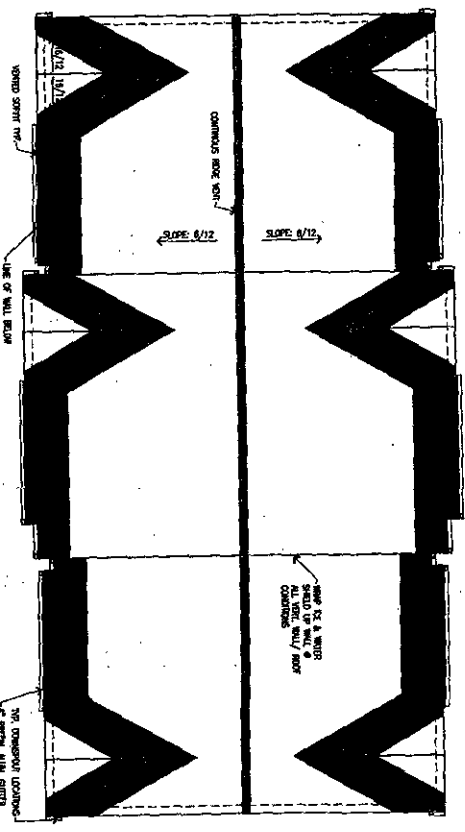
A2.1



1 MAIN LEVEL FLOOR PLAN
AS1 1/8" = 1'-0"



1 LOWER LEVEL FLOOR PLAN
AS1 1/8" = 1'-0"



3 ROOF PLAN
AS1 1/8" = 1'-0"

SHEET NOTES

1. FINAL DESIGN AND ARCHITECTURAL ROOM LOCATIONS AND DIMENSIONS TO BE REVERSED BY REMOVAL, UNIT LAYOUTS

KEY NOTES

1. ATRC ACCESS - SEE INTERIOR BUILT OUT PLANS FOR FINAL LOCATIONS

MAPLE CREEK
OFFICE PARK
162ND STREET AND
MAVIE STREET
OMAHA, NE

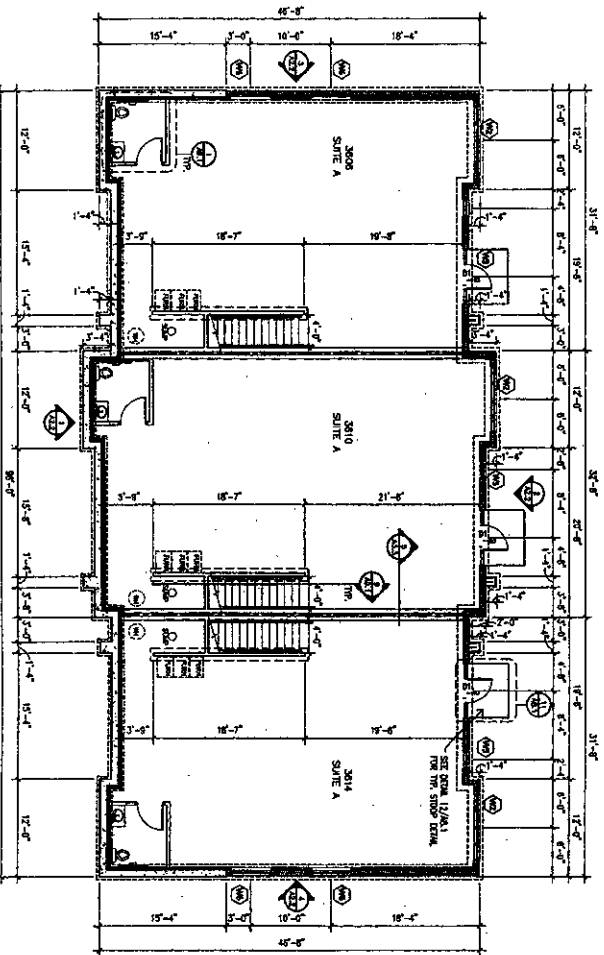
BREKCON INC
1038 CENTERVILLE
CIRCLE
VADNAS HTS, MN
55177



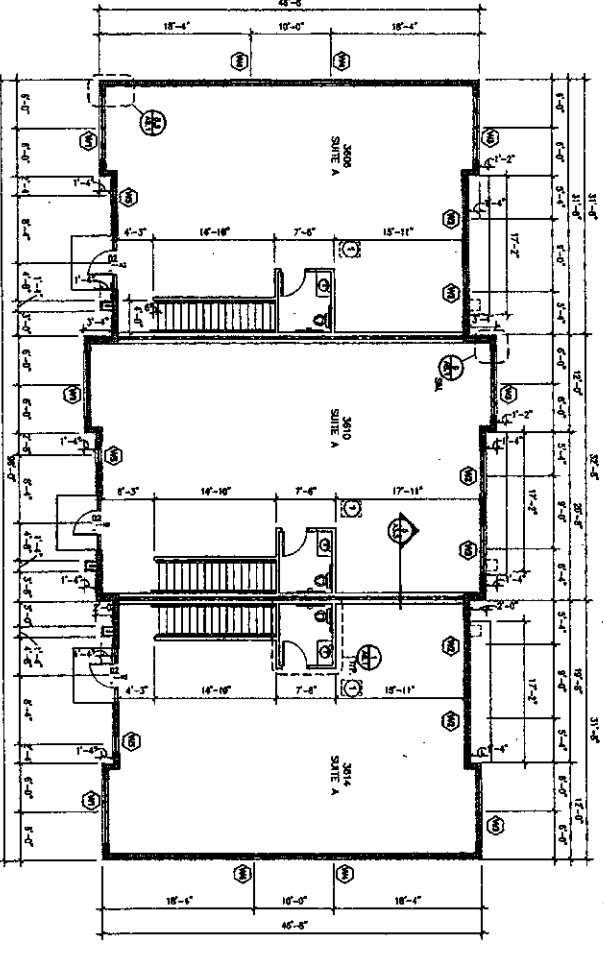
McGraw Hill Construction
Architectural Group
1145 L Street, NW
Washington, DC 20004
Tel: 202-261-5000
Fax: 202-261-5001
www.mhfi.com

I HEREBY CERTIFY THAT THE PLAN, SPECIFICATIONS AND NOTES ARE THE WORK OF THE ARCHITECT OR UNDER HIS CLOSE PERSONAL SUPERVISION AND THAT HE IS A duly Licensed Architect in the State of Nebraska.
DATE: 11/05/09
PROJECT NUMBER: 032503 BAC
DRAWN BY: [Signature]
CHECKED BY: T. LAMONEN
DATE: 11/05/09
COMPUTER PREPARED BY: [Signature]

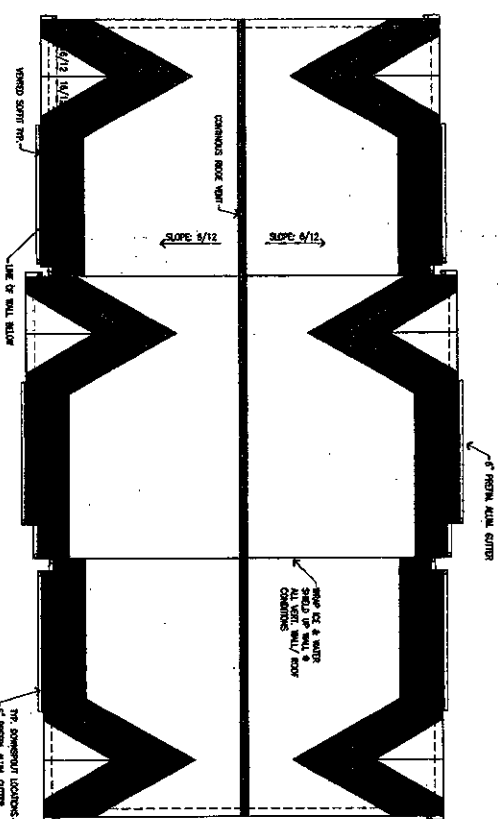
1 LOWER LEVEL FLOOR PLAN
1/8" = 1'-0"

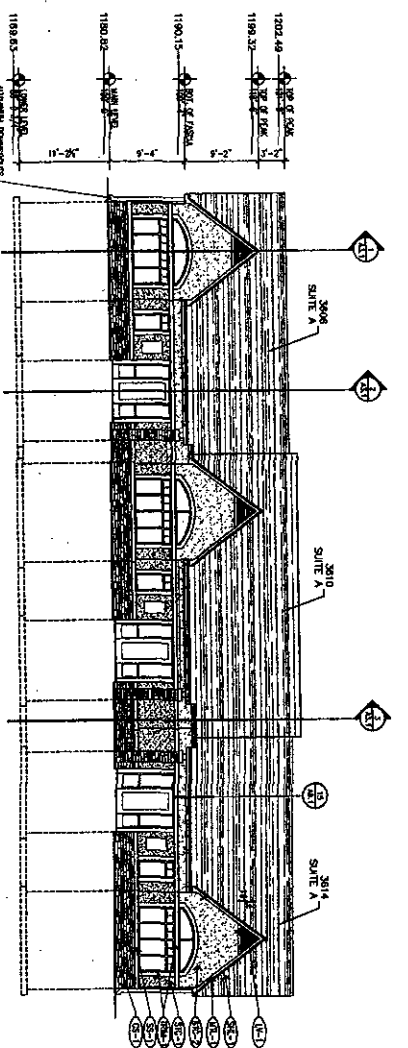


2 MAIN LEVEL FLOOR PLAN
1/8" = 1'-0"

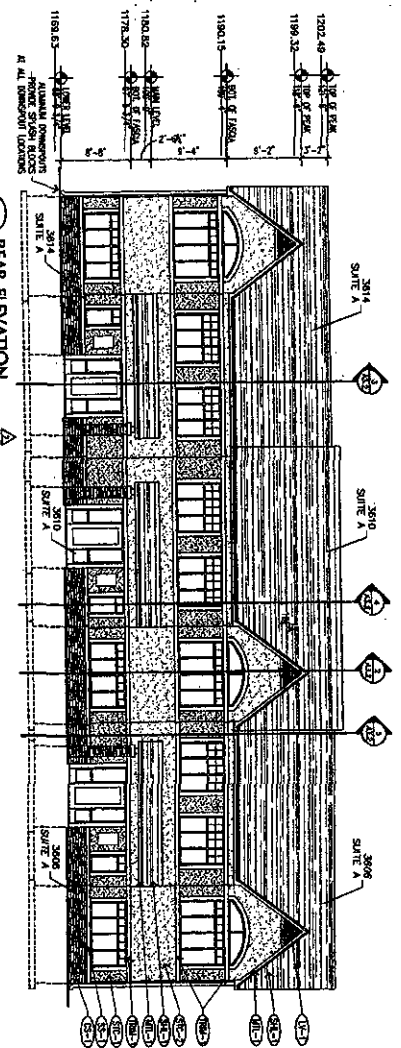


1 ROOF PLAN
1/8" = 1'-0"

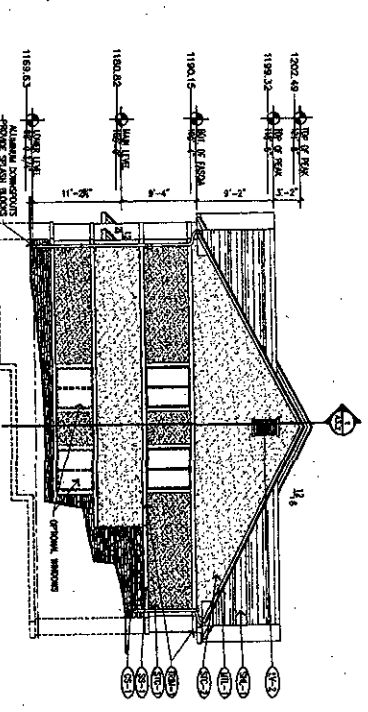




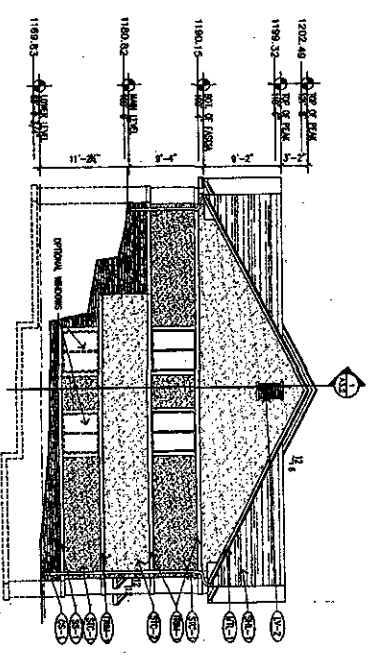
1 FRONT ELEVATION
A22 1/8" = 1'-0"



2 REAR ELEVATION
A22 1/8" = 1'-0"



3 SIDE ELEVATION
A22 1/8" = 1'-0"



4 SIDE ELEVATION
A22 1/8" = 1'-0"

- EXTERIOR MATERIALS**
- (S-1) CALICO STONE - GRANITE - SINK COMPANION
 - (S-2) CROWNED CONCRETE CHANNEL (20'-00")
 - (S-3) GATE - 1" THICK TO MATCH EXISTING WOOD WALK
 - (S-4) WALK - 1" THICK TO MATCH EXISTING WOOD WALK
 - (S-5) SHOOD-1: COLOR TO BE DETERMINED
 - (S-6) SHOOD-2: COLOR TO BE DETERMINED
 - (S-7) SHOOD-3: COLOR TO BE DETERMINED
 - (S-8) CONCRETE TIE
 - (S-9) SPINAL SIMILAR COMPANION METEORIC SMALL PLANT STAIN
 - (S-10) STONE SILL: COLORED STONE SILL, COLOR TO BE DETERMINED
 - (S-11) 1" x 1" x 1" METAL FINISHING, LOWER WITH 1/4" SLOPE TO SINK, COLOR TO MATCH (S-1)
 - (S-12) 1" x 1" x 1" METAL FINISHING, LOWER, COLOR TO MATCH (S-1)

MAPLE CREEK
OFFICE PARK
162ND STREET AND
MAPLE STREET
OMAHA, NE

BREMCON INC
1038 CENTERVILLE
CIRCLE
VADUVAS HTS, MN
55172



Moltzen
Hansen
Architectural
Group

1115 E. Maple Street
Omaha, NE 68102
Phone: 402.491.1100
Fax: 402.491.1100
www.moltzenhansen.com

I HEREBY CERTIFY THAT THE PLAN, SPECIFICATION OR REPORT HAS BEEN REVIEWED BY ME AND I AM A duly LICENSED ARCHITECT UNDER THE LAWS OF THE STATE OF NEBRASKA.

DATE: 10/01/2009
SIGNATURE: [Signature]
TITLE: ARCHITECT

NO. DESCRIPTION DATE

1. CONSTRUCTION DOCUMENTS 10/01/2009

2. APPROVED FOR PERMIT 10/01/2009

3. APPROVED FOR RECORD 10/01/2009

PROJECT NUMBER:	020000 SHAC
SHEET NO.:	59
DESIGNED BY:	T. MADSEN
DATE:	8/19/09
OWNER:	BREMCON INC
PROJECT LOCATION:	1038 CENTERVILLE CIRCLE, VADUVAS HTS, MN

TRIPLE 44'-0"
WALK OUT
EXTERIOR
ELEVATIONS

CONSTRUCTION DOCUMENTS

A22

SHEET NOTES

1. FINN, SECTION AND LOCATION, ROOM LOCATIONS AND DIMENSIONS TO BE DETERMINED BY MEASURED UNIT DIMENSIONS

KEY NOTES

① ATIC ACCESS - SEE ARCHITECT BUILD OUT PLANS FOR PAUL LOCATIONS

MAPLE CREEK
OFFICE PARK
162ND STREET AND
MAPLE STREET
OMAHA, NE

BREMCON INC.
1038 CENTERVILLE
CIRCLE
VADNAIS HTS, MN
55127



Moringen Harshbarger Architectural Group

1. I HEREBY CERTIFY THAT THE SCALE, DIMENSIONS AND LOCATION OF THE ROOMS AND LOCATIONS SHOWN ON THIS PLAN ARE AS SHOWN ON THE ORIGINAL ARCHITECTURAL DRAWINGS AND AS APPROVED BY THE LOCAL OFFICIALS OF THE CITY OF OMAHA, NE.

DATE: 10/20/2011

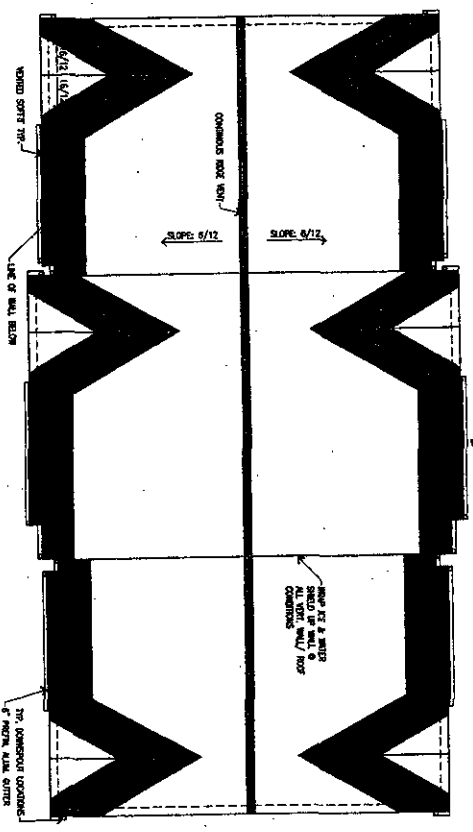
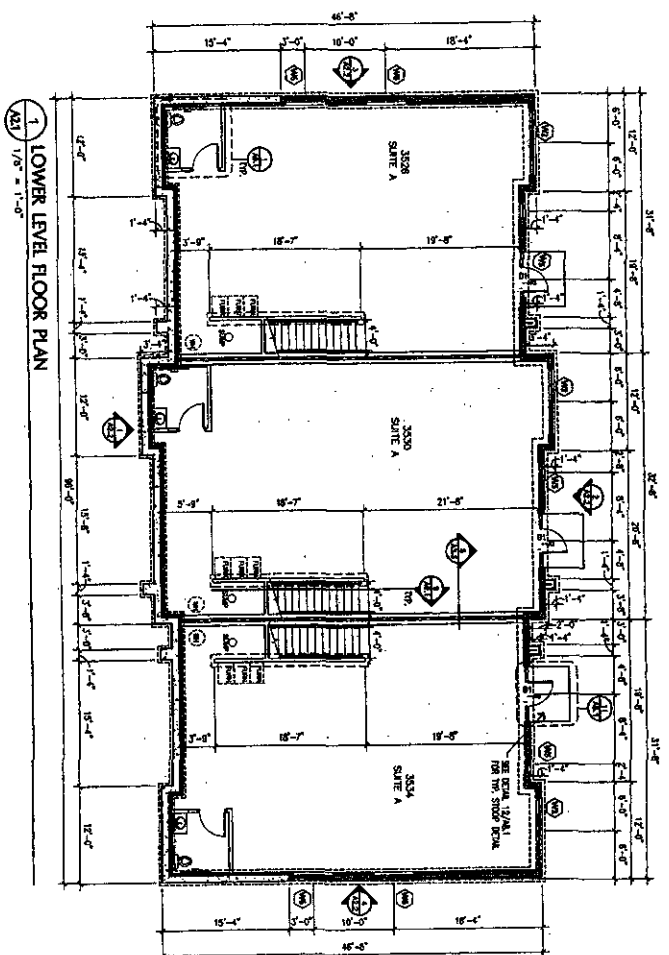
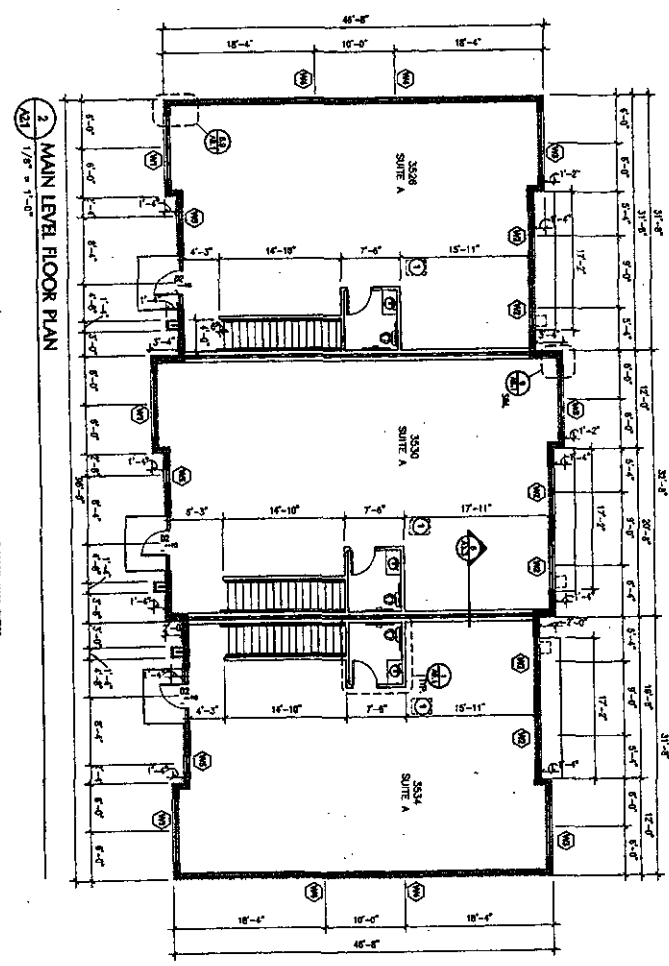
PROJECT NUMBER: 1000 2000000000

NO. DESCRIPTION DATE
1. CONSTRUCTION OCCUPANCY PERMITS
2. EXISTING TO EXISTING
3. EXISTING TO EXISTING

PROJECT NUMBER: 0000000000
OWNER: BREMCON INC.
DESIGNED BY: T. LACHRYAN
DATE: 08/15/11
DRAWN BY: J. HANSEN
CHECKED BY: J. HANSEN
DATE: 08/15/11

TRIPLE 44'-0"
WALK-OUT TYPE
PLANS
(type A)

CONSTRUCTION DOCUMENTS
A2.1



SHEET NOTES
 1. FINAL REVISION AND RELOCATED ROOM LOCATIONS AND DIMENSIONS TO BE OBTAINED BY CONSULTING WITH ARCHITECT.
KEY NOTES
 1. AT-VE ACCESS - SEE ARCHITECT'S PLANS FOR FINAL LOCATIONS

MAPLE CREEK
 OFFICE PARK
 162ND STREET AND
 MAPLE STREET
 OMAHA, NE

BREMCON INC.
 1038 CENTERVILLE
 CIRCLE
 VADNALS HTS, MN
 55177



Matt Hagen
 Architectural
 Group

1. THESE SHEETS PART OF THE PLAN.
 SEPARATION OF RESPONSIBILITY BETWEEN ARCHITECT AND CONTRACTOR.
 THE ARCHITECT SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF ALL WORK SHOWN ON THESE SHEETS.
 THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF ALL WORK SHOWN ON THESE SHEETS.
 THE ARCHITECT SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF ALL WORK SHOWN ON THESE SHEETS.

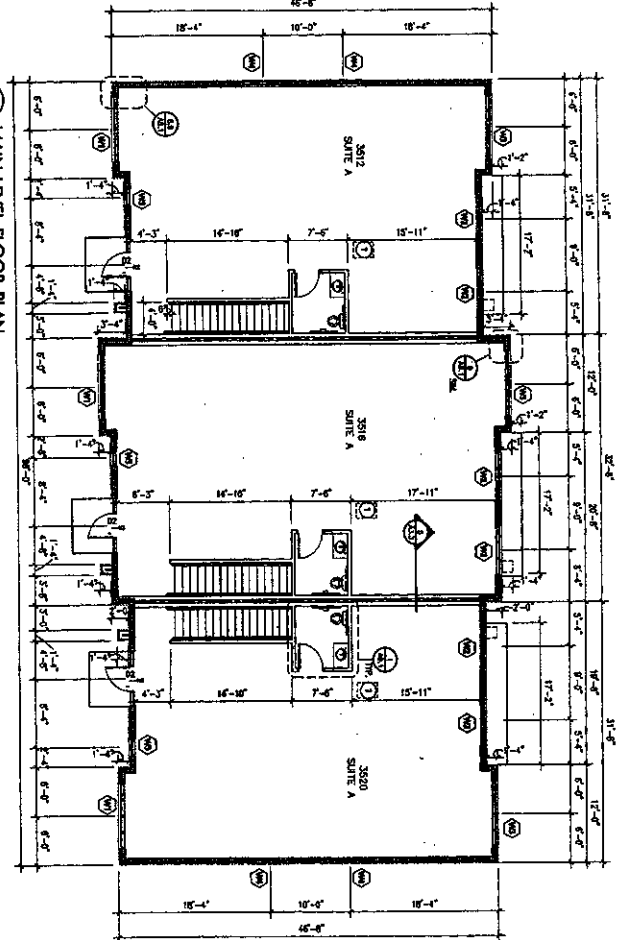
RESUBMITTED NUMBER: A.10.15
 THE ARCHITECT SHALL BE RESPONSIBLE FOR THE DESIGN AND CONSTRUCTION OF ALL WORK SHOWN ON THESE SHEETS.
 THE CONTRACTOR SHALL BE RESPONSIBLE FOR THE CONSTRUCTION OF ALL WORK SHOWN ON THESE SHEETS.

NO. DESCRIPTION	DATE
1. CONSTRUCTION DOCUMENTS	4/18/2024
2. REVISIONS	4/18/2024
3. REVISIONS	4/18/2024
4. REVISIONS	4/18/2024
5. REVISIONS	4/18/2024
6. REVISIONS	4/18/2024
7. REVISIONS	4/18/2024
8. REVISIONS	4/18/2024
9. REVISIONS	4/18/2024
10. REVISIONS	4/18/2024
11. REVISIONS	4/18/2024
12. REVISIONS	4/18/2024
13. REVISIONS	4/18/2024
14. REVISIONS	4/18/2024
15. REVISIONS	4/18/2024
16. REVISIONS	4/18/2024
17. REVISIONS	4/18/2024
18. REVISIONS	4/18/2024
19. REVISIONS	4/18/2024
20. REVISIONS	4/18/2024

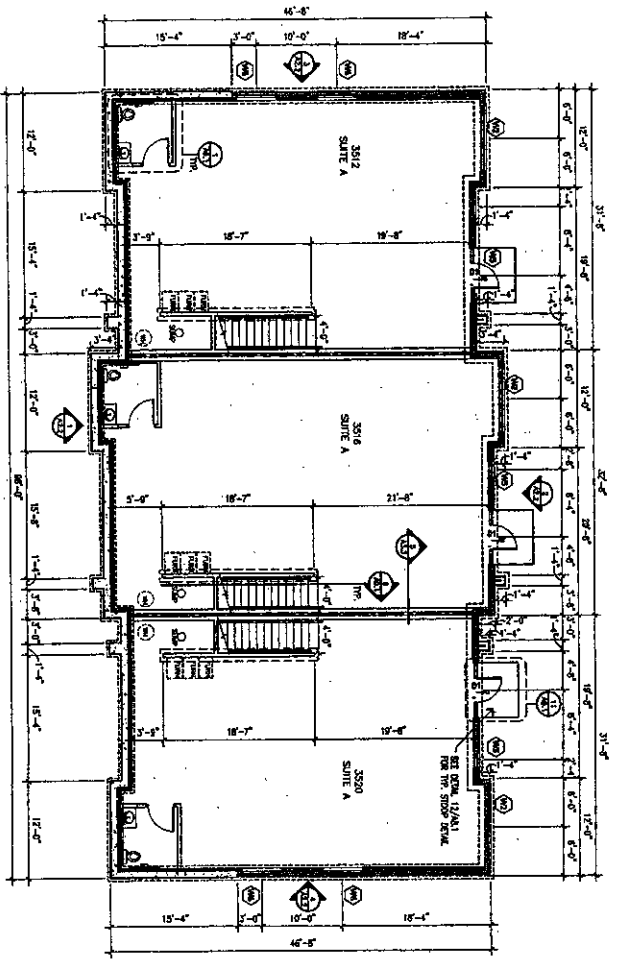
PROJECT NUMBER: 022024-010
 DRAWN BY: SP
 CHECKED BY: L. ADKINSON
 DATE: 4/18/2024
 CONSTRUCTION DOCUMENTS
 4/18/2024

TRIPLE 44'-0"
 WALK-OUT TYPE
 PLANS
 (type A)

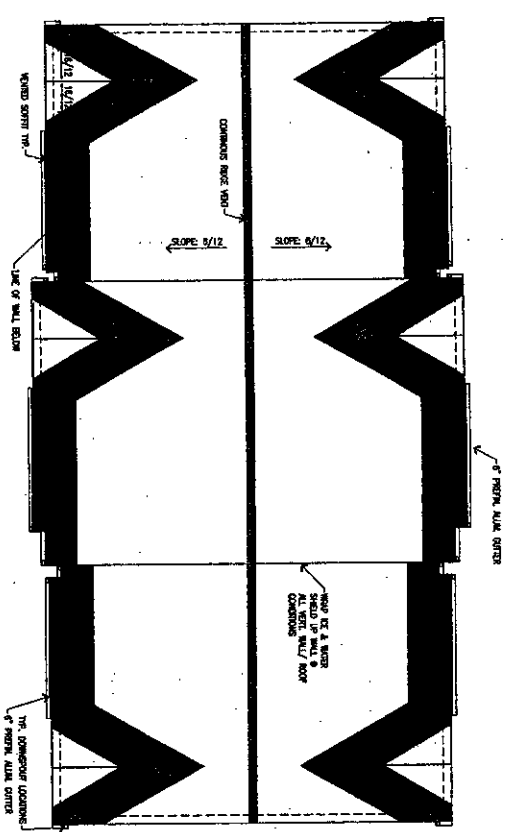
CONSTRUCTION DOCUMENTS
 A2.1



2 MAIN LEVEL FLOOR PLAN
 1/8" = 1'-0"



1 LOWER LEVEL FLOOR PLAN
 1/8" = 1'-0"



3 ROOF PLAN
 1/8" = 1'-0"