FILED SARPY CO. NE.
INSTRUMENT NUMBER
2001 08042
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REGISTER OF DEEDS

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Verify
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Proof
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THIRD AMENDMENT TO THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS OF CHESTNUT RIDGE, A SUBDIVISION IN SARPY COUNTY, NEBRASKA

THIS THIRD AMENDMENT is made to the Declaration of Covenants, Conditions, Restrictions and Easements of Chestnut Ridge, a subdivision in Sarpy County, Nebraska, dated June 1, 1999, and recorded in Instrument Number 99-27183 in the Miscellaneous Records of the Register of Deeds of Sarpy County, Nebraska (the "Declaration") on August 27, 1999, amended by the First Amendment to the Declaration dated March 22, 2000, and recorded in Instrument Number 2000-07017 in the Miscellaneous Records of the Register of Deeds of Sarpy County, Nebraska on March 29, 2000, and further amended by the Second Amendment to the Declaration dated May 15, 2000, and recorded in Instrument Number 2000-12814 in the Miscellaneous Records of the Register of Deeds of Sarpy County, Nebraska on May 18, 2000, by CHESTNUT RIDGE, L.L.C., a Nebraska limited liability company, hereinafter referred to as the "Declarant."

PRELIMINARY STATEMENT

The Declarant is the owner of certain real property located within Sarpy County, Nebraska and described as follows:

> Lots 1 through 27, inclusive, Chestnut Ridge Replat 1, Lots 27 through 119, inclusive, Chestnut Ridge, and Lots 121 through 141, inclusive, Chestnut Ridge, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska.

Such lots are herein referred to collectively as the "Lots" and individually as each "Lot."

NOW, THEREFORE, pursuant to the authority granted to the Declarant in Article V, Paragraph 2 of the Declaration Declarant hereby amends and supplements the Declaration as follows:

1. Article II, Paragraph 1 is deleted in its entirety and replaced with the following Paragraph 1:

"1 Declarant may, in its sole discretion, construct a landscape buffer and/or boundary fence along the east sixteen (16) feet of Lots 102 through 119, inclusive, Chestnut Ridge, and the south sixteen (16) feet of Lot 27, Chestnut Ridge Replat 1, and Lots 102 through 141 inclusive, Chestnut Ridge."

2. The Declaration is in all other matters ratified and affirmed.

2001-08042

IN WITNESS WHEREOF, the Declarant has caused these presents to be executed this 8th day of February, 2001.
March

CHESTNUT RIDGE, L.L.C., a Nebraska limited liability company, "Trustor"

By: _____
Barbara Udes Shaw, Manager

STATE OF NEBRASKA)
) ss:
COUNTY OF DOUGLAS)

The foregoing instrument was signed before me this 8th day of March, 2001, by Barbara Udes Shaw, Manager of Chestnut Ridge, L.L.C., a Nebraska limited liability company, to me known to be the identical person named in and who executed the foregoing instrument and acknowledged that she executed the same as her voluntary act and deed as Manager of the limited liability company.

GENERAL NOTARY-State of Nebraska
TIMOTHY A. WAGGONER
My Comm. Exp. Dec. 15, 2004

_____
Notary Public

FILED SARPY CO. NE.
INSTRUMENT NUMBER
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REGISTER OF DEEDS

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SECOND AMENDMENT TO THE DECLARATION
OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS
OF CHESTNUT RIDGE, A SUBDIVISION IN SARPY COUNTY, NEBRASKA

THIS SECOND AMENDMENT is made to the Declaration of Covenants, Conditions, Restrictions and Easements of Chestnut Ridge, a subdivision in Sarpy County, Nebraska, dated June 1, 1999, and recorded in Instrument Number 99-27183 in the Miscellaneous Records of the Register of Deeds of Sarpy County, Nebraska (the "Declaration") on August 27, 1999, amended by the First Amendment to the Declaration dated August 27, 2000, and recorded in Instrument Number 2000-07007 in the Miscellaneous Records of the Register of Deeds of Sarpy County, Nebraska, on March 29, 2000, by CHESTNUT RIDGE, L.L.C., a Nebraska limited liability company, hereinafter referred to as the "Declarant."

PRELIMINARY STATEMENT

The Declarant is the owner of certain real property located within Sarpy County, Nebraska and described as follows:

Lots 1 through 119, inclusive, and Lots 121 through 142, inclusive, in Chestnut Ridge, a subdivision in Sarpy County, Nebraska.

Such lots are herein referred to collectively as the "Lots" and individually as each "Lot."

NOW, THEREFORE, pursuant to the authority granted to the Declarant in Article V, Paragraph 2 of the Declaration, Declarant hereby amends and supplements the Declaration as follows:

1. Article I, Paragraph 17 is deleted in its entirety and replaced with the following Paragraph 17:

"17. A public sidewalk shall be constructed of concrete four (4) feet wide by four (4) inches thick in front of each Lot and upon each street side of each corner Lot. The sidewalk shall be placed six (6) feet back of the street curb line and shall be constructed by the owner of the Lot prior to the time of completion of the main structure and before occupancy thereof; provided, however, this provision shall vary to comply with any requirements of the City of Gretna."

2. The Declaration is in all other matters ratified and affirmed.

2000 : 1274 A

IN WITNESS WHEREOF, the Declarant has caused these presents to be executed this 15th day of March, 2000.
May

CHESTNUT RIDGE, L.L.C., a Nebraska limited liability company, "Trustor"

By: Maurice M. Udes
Maurice M. Udes, Manager

By:
Kevin Irish, Manager

By:
Paul H. Brown, Manager

By:
Paul McCune, Manager

STATE OF NEBRASKA)
) ss:
COUNTY OF DOUGLAS)

The foregoing instrument was signed before me this 15th day of May, 2000, by Maurice M. Udes, Kevin Irish, Paul Brown, and Paul McCune, Managers of Chestnut Ridge, L.L.C., a Nebraska limited liability company, to me known to be the identical persons named in and who executed the foregoing instrument and acknowledged that they executed the same as their voluntary act and deed as Managers of the limited liability company.

GENERAL NOTARY-State of Nebraska
SCOTT M. BROWN
My Comm. Exp. Sept 30, 2000

Notary Public