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**FIRST AMENDMENT TO
WINDMILL RIDGE ESTATES
RESTRICTIVE COVENANTS**

This First Amendment to the Windmill Ridge Estates Restrictive Covenants ("First Amendment") is made this 11 day of March, 2010, by Windmill Ridge, L.L.C., a Nebraska limited liability company ("Declarant").

RECITALS

A. The Windmill Ridge Estates Restrictive Covenants were recorded by Declarant on April 9, 2009, as Instrument #2009018093 ("Covenants"). The Covenants encompass the property legally described as follows:

Lots 1-9, Block 1; Lots 1-2; Block 2; Lots 1-40, Block 3; Lot 1, Block 4; Lot 1, Block 5; Lots 1-4, Block 6; Lots 1-5, Block 7; and Outlots "A", "B", "C", "D", "E", "F", "G", "H", "I", "J", and "K", all located in Windmill Ridge Estates Addition, Lincoln, Lancaster County, Nebraska; and Lot 1, Windmill Ridge Klein Addition, Lincoln, Lancaster County, Nebraska

(the "Properties").

B. Declarant is the owner of more than two-thirds (2/3) of the lots within the Properties.

C. Declarant hereby executes this First Amendment pursuant to its authority under Section 32 of the Covenants.

NOW THEREFORE, this First Amendment modifies and amends the Covenants above described and shall apply to all of the lots of Windmill Ridge Estates, and shall apply to and run with the land for the Windmill Ridge Estates Lots.

1. Paragraph 3.a shall be deleted and replaced in its entirety as follows:

{1149980.1}

Windmill Ridge LLC
5700 Frontier Rd
68516

a. Minimum Floor Area. The minimum floor area for any single family dwelling exclusive of basements, garages, porches, patios, decks or enclosed decks shall be as follows:

- i. Single story ranch style: 1,450 sq. ft.
- ii. Two story: 1,950 sq. ft.
- iii. Multi-level/split entry: 1,650 sq. ft.

2. Paragraph 3.d shall be deleted and replaced in its entirety as follows:

d. Exterior Finish.

- i. Approval. All exterior finish materials and all colors shall be approved by Declarant, provided however that Declarant shall approve earth tones.
- ii. Front Elevation. The front elevation of any dwelling shall be faced with 100% brick, natural stone, Eifs or Declarant approved maintenance free material.
- iii. Exposed Foundation. All exposed foundation walls on the front elevation shall be constructed of or faced entirely with brick, natural stone, or Eifs. All exposed foundation walls on the rear and side elevations shall be constructed of or faced entirely with brick, natural stone, or Eifs, or shall be painted.
- iv. Roofing Materials. Roofing materials shall be equal to or better than an architectural-grade shingle which provides an appearance of depth such as the Horizon shingle, and all roofing material shall include a warranty of at least 30 years.
- v. Siding. If vinyl siding is selected and used on a dwelling, such siding shall be at least 42 mils thick. In addition, Declarant reserves the right to approve additional siding products such as concrete siding material.

3. Paragraph 3.e shall be deleted and replaced in its entirety as follows:

All roof pitches shall be a minimum of 6:12 or as may be dictated by a unique architectural style. Provided, however, the requirements for roof pitches on the Patio Home Lots shall be subject to further restrictions in the covenants recorded with the Lancaster County Register of Deeds that apply specifically to the Patio Home Lots

4. All other provisions of the Covenants shall remain in full force and effect as previously stated.

WINDMILL RIDGE, LLC, a Nebraska limited liability company

By: Carl R. Schmidt, Manager
Carl R. Schmidt, Manager

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)



The foregoing instrument was acknowledged before me this 11 day of March, 2010, by Carl R. Schmidt, Manager of Windmill Ridge, LLC, on behalf of the company.

Patricia E. Wolf
Notary Public