

RESTRICTIVE COVENANT

William G. Archibald, President, of Hawaiian Village, Inc., a Nebraskan corporation, holder of the Master Lease of the following described real property located in the County of Sarpy, State of Nebraska, same being the real property now duly platted as Hawaiian Village, Sarpy County, Nebraska, as such plat is now recorded in book 6 at page 18 of the records in the office of Register of Deeds, of the County of Sarpy, State of Nebraska, hereby makes the following declarations as to limitations, restrictions, and uses to which lots 169 through 190 in said subdivision may be put, and hereby specifies that such declarations shall constitute covenants to run with all the land, as provided by law, and shall be binding on all parties and all persons claiming under them, and for the benefit of and limitations on all future owners in such subdivision, this declaration of restrictions being designed for the purpose of keeping the subdivision desirable, uniform, and of suitable use as specified herein:

I.

This Restrictive Covenant runs to lots 169 through 190, Hawaiian Village, a subdivision in Sarpy County, Nebraska.

II.

Owners, lessees, their assigns, heirs, agents, representatives, beneficiaries and guests of lots 169 through 190 as platted in the original Hawaiian Village plat recorded at book 6 page 18 in the Register of Deeds office, Sarpy County, Nebraska, are hereby restricted from claiming as a right of ownership, access to, or use of the lake located within the Hawaiian Village subdivision, in exchange for release of the requirement to participate and pay for any assessment by either the governmental authority or the lessor for the purpose of maintenance and operation of the lake.

III.

These covenants to run with the land until December 31, 2074, at which time said covenants shall be automatically extended for successive periods of 5 years unless by written agreement of a majority of the then owners of all the lots in Hawaiian Village it is agreed to change said covenants in whole or in part, said agreement to be executed and recorded in the manner provided by law.

Rec'd 03861

56-246A

In witness whereof, the undersigned, being the Master Lease holder of all said real estate, have caused these presents to be duly executed this third day of May, 1983.

Hawaiian Village, Inc.

Attest: John Archibald  
Secretary

By: William G. Archibald  
President

State of Nebraska)  
                                  ) ss.  
County of Douglas)

On the day and year last above written before me, the undersigned, a Notary Public in and for said County, personally came William G. Archibald, President of Hawaiian Village, Inc. (a corporation) to me personally known to be the President and the identical person whose name is affixed to the above Restrictive Covenant, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation.

Witness my hand and Notarial Seal at Omaha in said County the day and year last above written.

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Carole M. Archibald  
REGISTER OF DEEDS

Carole M. Archibald  
Notary Public  
