

3875

80-313+

AMENDMENT TO PROTECTIVE COVENANTS

LAKEVIEW HEIGHTS COMPANY,)
a Partnership,)
)
to)
)
WHOM IT MAY CONCERN)

WHEREAS, Lakeview Heights Company, a partnership, did on August 1, 1973 publish and declare the following real property, to-wit: Lots 58 through 188 inclusive, in Lakeview Heights 1st Addition, a Subdivision in Douglas County, Nebraska, to be subject to the covenants recorded in Book 525 at Pages 187-189 of Miscellaneous Records for Douglas County, Nebraska, and

WHEREAS, Lakeview Heights Company, a partnership, is on the date hereof the sole owner and in possession of all of the lots in Lakeview Heights 1st Addition including Lots 58 through 188 inclusive, and

WHEREAS, Lakeview Heights Company, a partnership, as the sole owner of the above described lots in Lakeview Heights 1st Addition, and set forth in the covenants recorded in Book 525 at Pages 187-189 of Miscellaneous Records intends to modify and amend said covenants.

NOW, THEREFORE, Lakeview Heights Company, a partnership, does hereby publish and declare that Lots 58 through 188 inclusive, Lakeview Heights 1st Addition, to be subject to the following amendment to the original covenants recorded in Book 525 at Pages 187-189 of Miscellaneous Records.

- 1. That Paragraph 3 of the original covenants filed in said Book 525 at Pages 187-189 which provides as follows:

A one-story dwelling house constructed on any of said residential lots shall have a ground floor area of not less than 1050 square feet. A one and one-half story dwelling house or two-story dwelling house shall have a ground floor area of not less than 1000 square feet. Dwelling houses constructed on a split entry ranch plan or split level plan shall have not less than 1050 square feet on the main living floor level. That said areas are exclusive of porches or attached garages.

be, and hereby is, deleted from said covenants.

- 2. That all of the above described lots shall be subject to the following covenant, to-wit:

A one-story dwelling house constructed on any of said residential lots shall have a ground floor area of not less than 950 square feet. A one and one-half story dwelling house or two-story dwelling house shall have a ground floor area of not less than 900 square feet. Dwelling houses constructed on a split entry

ranch plan or split level plan shall have not less than 1050 square feet on the main living floor level. That said areas are exclusive of porches or attached garages.

That said covenant shall supplant and be substituted for the deleted provision set forth in Paragraph 1 above (Paragraph 3 of the original covenants).

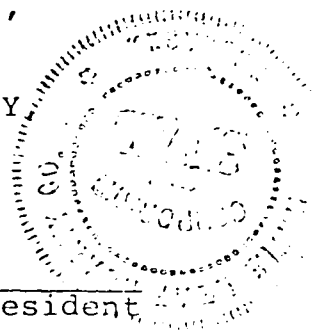
That in all other respects the original protective covenants, as recorded in Book 525 at Pages 187-189 of the Miscellaneous Records for Douglas County, Nebraska, shall remain in full force and effect without change.

Dated this 7 day of March, 1974.

LAKEVIEW HEIGHTS COMPANY, a Partnership,

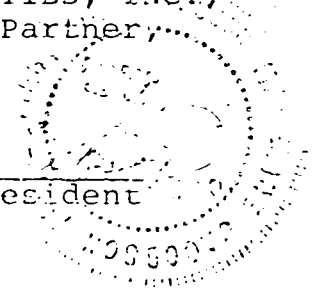
MAPLE LEAF REALTY COMPANY, a Corporation, Partner,

By Bert P. Allen, President



MADELINE JACOBSON PROPERTIES, INC. a Nebraska corporation, Partner,

By Madeline Jacobson, President



STATE OF NEBRASKA)) ss. COUNTY OF DOUGLAS)

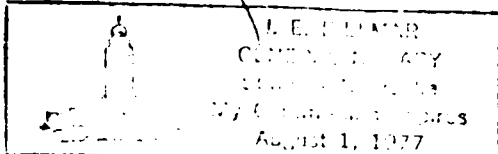
ON THIS 7 day of March, 1974, before me, a Notary Public in and for said County, personally came the above named Madeline Jacobson, President of Madeline Jacobson Properties, Inc., a Nebraska corporation, and Bert P. Allen, President of Maple Leaf Realty Company, a Nebraska corporation; that said corporations are the partners of Lakeview Heights Company, a partnership. Said Madeline Jacobson and Bert P. Allen are personally known to me to be the identical persons whose names are affixed to the above instrument as presidents of said corporations, and they acknowledge the execution thereof to be their voluntary act and deed as such officers, and the voluntary act and deed of said corporations, and the corporate seals of said corporations were thereto affixed by their authority.

WITNESS my hand and official seal on the late date aforesaid.

[Signature] Notary Public

My commission expires:

August 1, 1977



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ENTERED IN REGISTER'S OFFICE AND RECORDED IN RECORDS OF DEEDS, COUNTY OF DOUGLAS COUNTY, NEBRASKA DAY OF March 19 74. 2:19 P.M.

G. HAROLD COTLER, REGISTER OF DEEDS

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