



MISC 2007038217



APR 06 2007 08:32 P 5

Received - DIANE L. BATTIATO
Registrar of Deeds, Douglas County, NE
4/6/2007 08:32:21.41



2007038217

**THIS PAGE INCLUDED FOR INDEXING
PAGE DOWN FOR BALANCE OF INSTRUMENT**

MISC
 FEE 30⁰⁰ FB OC-23608
5/10
 BKP _____ C/O _____ COMP BW
 DEL _____ SCAN _____ FV _____

**THIRD AMENDMENT TO
DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS
AND EASEMENTS**

THIS THIRD AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS (hereafter "the Third Amendment"), is made on the date hereinafter set forth by Manchester Ridge, L.L.C., a Nebraska limited liability company, hereinafter referred to as "Declarant."

WITNESSETH:

WHEREAS, Declarant is the owner of the real property that is legally described as Lots 1 through 10, of Manchester Ridge 2nd Addition, a subdivision in Douglas County, Nebraska, (hereafter "the Property"), which Property was a replat of Lots 1 through 8, inclusive, of Manchester Ridge, a subdivision in Douglas County, Nebraska;

WHEREAS, a Declaration of Covenants, Conditions, Restrictions and Easements executed by the Declarant was filed for record as Instrument Number 2004110204 in the Miscellaneous Records in the office of the Register of Deeds of Douglas County, Nebraska, on August 18, 2004, which Declaration was amended by a First Amendment to Declaration of Covenants, Conditions, Restrictions and Easements filed for record as Instrument Number 2004117828 in the Miscellaneous Records in the office of the Register of Deeds of Douglas County, Nebraska, on September 3, 2004, which were amended by a Second Amendment to Declaration of Covenants, Conditions, Restrictions and Easements filed for record as Instrument Number 2006038802 in the Miscellaneous Records in the office of the Register of Deeds of Douglas County, Nebraska, on April 7, 2006 (hereafter collectively referred to herein as "the Declaration"), which encumbered the real property that included the Property;

WHEREAS, Article X, Section 3 of the Declaration provides the Declarant with the right to amend the Declaration in any manner which it may determine in its full and absolute discretion for a period of seven years from the date of the recording of the Declaration in the office of the Register of Deeds;

WHEREAS, Declarant desires to further amend the Declaration with regard to only Lots 1 through 10, of Manchester Ridge 2nd Addition, a subdivision in Douglas County, Nebraska;


NOW, THEREFORE, Declarant hereby amends the Declaration as to Lots 1 through 10, of Manchester Ridge 2nd Addition, a subdivision in Douglas County, Nebraska, as follows:

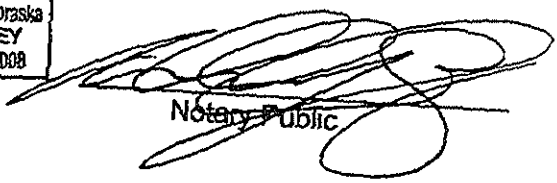
1. By replacing and modifying the minimum size of a One-story house with attached garage from 1450 square feet to 1350 square feet.

Please return original to:

WALSH LAW, P.C.
11605 Miracle Hills Drive
Suite 205
OMAHA, NE 68154

Attn: Daniel D. Walsh

 GENERAL NOTARY - State of Nebraska
MICHAEL J. CONLEY
My Comm. Exp. Oct. 13, 2008


Notary Public

1
1
1
7
1

4

1