

MODIFICATION OF EXISTING

"RIVERVIEW HEIGHTS"

PROTECTIVE COVENANTS

Sarpy County Realty Company, by action of its Board of Directors, hereby modifies the existing protective covenants pertaining to Riverview Heights, an addition in Sarpy County, Nebraska, by amending paragraphs three (3), four (4), and eight (8) to read as follows:

3. No structure shall be erected, altered, placed or permitted on any of Lots Six (6) to Nineteen (19), inclusive, in said subdivision, except one single family dwelling per lot. Each family dwelling may have attached thereto a private garage in size to accommodate not more than three (3) nor less than two (2) automobiles. It shall be permissible however, to erect on any lot referred to, not more than one (1) small structure for the housing of household tools and lawn equipment providing that no such building shall be placed or maintained closer to the front line than the rear of the residence building on such lot line, and in no instance, closer than 70 feet to the front lot line.

4. No single family dwelling shall be located closer than 35 feet to its front lot line nor closer than 25 feet to its rear lot line, providing that an accessory structure for housing household tools and lawn equipment may be located 5 feet from the rear lot line. No single family dwelling on Lots 6, 7, 8, 10, 11, 12, 13, and 14, shall be located closer than 40 feet from Ridge Road. No single family dwelling shall be located closer than 15 feet from its side lot lines and no single family dwelling on Lots 6 to 14 inclusive shall be located closer than 25 feet from any adjoining lot.

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8. There shall be no fences or hedges running parallel with, or approximately parallel with Ridge Road, on Lots Six (6) to Nineteen (19) inclusive, at any point between the residence thereon and Ridge Road.

DATED this 4<sup>th</sup> day of August, 1971.

SARPY COUNTY REALTY COMPANY  
By Charles S. Reed  
Charles S. Reed, President

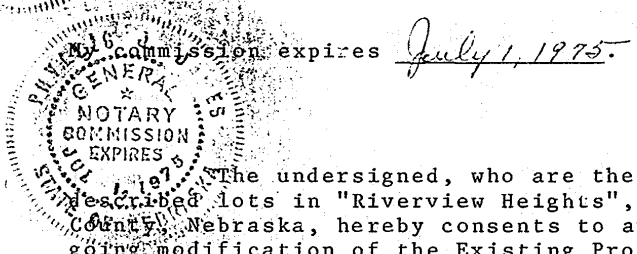
STATE OF NEBRASKA)  
) SS  
COUNTY OF SARPY )

Before me, a notary public qualified for said county, personally came Charles S. Reed, President of Sarpy County Realty Company, a corporation, known to me to be the President and identical person who signed the foregoing instrument, and acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation and that its corporate seal was thereto affixed by its authority.



Witness my hand and notarial seal on this 18<sup>th</sup> day of August, 1971.

Thyestis J. James  
Notary Public



The undersigned, who are the owners of the after-described lots in "Riverview Heights", an addition in Sarpy County, Nebraska, hereby consents to and approved the foregoing modification of the Existing Protective Covenants pertaining to "Riverview Heights".

Sarpy County Realty Company

By Charles S. Reed, President - Lots, 1, 2, 3, 4, 5, 7, 16, 18 and 19

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|---|--------|
| Charles S. Reed                           | Lot 13 |
| Lydia B. Reed                             | Lot 13 |
| James Korisako Victoria Korisako          | Lot 14 |
| John A. Christensen Florence A. Sandstrom | 9 + 10 |
| Charles S. Reed, President                | Lot 6  |
| Robert Sandstrom, Jr.                     | Lot 17 |
| Out Lot A                                 |        |