

MODIFICATION OF REVISED COVENANTS FOR RIVERVIEW SUBDIVISION, SAUNDERS COUNTY, NEBRASKA

KNOW ALL MEN BY THE PRESENTS:

That Richard W. Wiechman and Lisa Wiechman, husband and wife, the former being the fee owner of remaining lots in Riverview Sub-division, a subdivision located within Tract #1, or Section 34, Township 17 North, Range 8 East, Saunders County, Nebraska, and the signatures attached hereto being two-thirds of the owners of the other lots in said subdivision, do amend the revised covenants for said subdivision as such covenants are recorded in Book 3, Miscel- laneous, Page 117, Saunders County Register of Deeds Office as follows:

1) All fuel tanks used to supply a residence shall be installed according to existing fire and building codes and shall be buried. The intent of this amendment is to declare above surface propane storage tanks or other reservoirs above surface to be offensive and contrary to the purpose of these covenants to keep said subdivision desirable, uniform and suitable in use.

2) No owner shall permit a motorized camper, camper bus, boat, trailer, snowmobile, or commercial vehicle over 3 ton registration to be parked upon any lot in the subdivision, except upon an occasional basis; provided however, said vehicles may be parked upon said lots for purposes of loading or unloading, but in no event to exceed 72 hours.

3) Only a single family dwelling shall be constructed, placed or used on any single lot, and no such dwelling shall have less than the minimum square feet of first floor and total enclosed living area, excluding breezeways, carports, garages and porches, specified as follows: (1) Lots 1 to 18 inclusive, in Block 1, 1350 square feet of which not less than 1,000 square feet shall be on the first floor; (2) All of Block 5, all of Block 4, Lots 6 to 9 inclusive in Block 3, and Lots 11 to 13 inclusive in Block 2, 1250 square feet of which not less than 900 square feet shall be on the first floor. All other lots in the subdivision, not less than 1250 square feet of such living area.

4) Dwellings erected within the scope of these covenants must be completed and ready for occupancy within ten months after the ground has been broken for construction. The intent of this restric- tion is to insure completion of said construction within the herein described reasonable period of time.

All other covenants to remain in full force and effect.

Dated March 23, 1977.

MAY

Richard W. Wiechman
Richard W. Wiechman
Lisa Wiechman
Lisa Wiechman

SAUNDERS CO. NEBRASKA
Entered in N.J.M. INDEX
Register of Deeds Off.
Book 13 Pg. 185
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Janet K. Kestel
Register of Deeds

