



MISC 2008015697

Misc
89.00 *16-16502-old*
17
389



FEB 19 2008 13:46 P 14

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
2/19/2008 13:46:41.70



2008015697

SECOND AMENDED MASTER DEED and DECLARATION of CONDOMINIUM of
THE HILL RESIDENTIAL CONDOMINIUM ASSOCIATION, INC

REVITALIZE OMAHA, LLC, "Declarant", having previously filed a Master Deed and Declaration at Deed Instrument Filing #2005041297 on or about the 13th day of April, 2005, and having previously filed a Supplemental and Corrective Declaration at Miscellaneous Instrument Filing #2005045440 on or about the 22nd day of April, 2005, and in consideration of One Dollar (\$1.00) and other good and valuable consideration having previously submitted the REAL ESTATE described upon Exhibit "A" attached hereto and made a part hereof to the provisions of the Nebraska Condominium Act thus creating the condominium to be known as THE HILL RESIDENTIAL CONDOMINIUMS does hereby file this Second Amended Master Deed and Declaration:

THIS SECOND AMENDED MASTER DEED and DECLARATION is being given to Correct the number of units noted at original Paragraph #5 of the Master Deed and Declaration in the three subject buildings FROM a total of Twenty-Six (26) units TO a revised total of TWENTY-NINE (29) units;

THIS SECOND AMENDED MASTER DEED and DECLARATION is being given to amend the Plat of the original Master Deed and Declaration whereby the boundaries of each unit contained in "The Athelone" building described as Lot 10 in Paxton Court has been revised to include a total of FIFTEEN (15) units rather than Twelve (12) units as originally included therein and in order to clarify the units by the current Identifying Numbers. The revised Plat for The Athelone is attached hereto and by this reference made a part hereof;

THIS SECOND AMENDED MASTER DEED and DECLARATION is being given to modify and revise Exhibit "C" which was initially omitted from the original filing and then included in the Supplemental and Corrective Declaration and now, by the attached, is modified and revised to include the corrected Percentage Interest resultant from the revised Plat of The Athelone Building.

RETURN: Revitalize Omaha, LLC
3427 N. 128th Circle
Omaha NE 68164

✓ 3373

EXECUTED this 15th day of ~~January~~ ^{FEBRUARY}, 2008.

DECLARANT:
REVITALIZE OMAHA, LLC
A Nebraska Limited Liability Company

By:


TIM STEINBACH,
It's Authorized Representative

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

On this 15th day of February, 2008, before me a Notary Public in and for the above state and county, personally appeared Tim Steinbach and who acknowledges that he is one of the Members of REVITALIZE OMAHA, LLC and that he executed the foregoing Second Amended Master Deed and Declaration of Condominium of The Hill Residential Condominium Association, Inc. for the purposes therein contained.

IN WITNESS WHEREOF, I hereunto set my hand and official seal the day and year first above written.


Notary Public

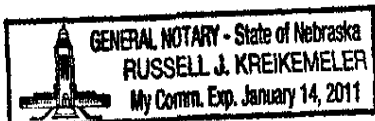


EXHIBIT "A"

The West 70 feet of Lot 8 , in Paxton Court, an addition to the City of Omaha; sometimes referred to as "The Douglas"; and

The West 70 Feet of Lot 9, in Paxton Court, an addition to the City of Omaha; sometimes referred to as "The Hudson"; and

Lot 10, in Paxton Court, an addition to the City of Omaha; sometimes referred to as "The Athelone", and all as surveyed, platted and recorded in Douglas County, Nebraska.

EXHIBIT "C"

213 South 26th Avenue

1	3.551%
2	3.551%
3	3.551%
4	3.551%
5	3.551%
6	3.551%
7	<u>3.031%</u>
	24.337%

207 South 26th Avenue

1	3.209%
2	3.209%
3	3.209%
4	3.209%
5	3.209%
6	3.209%
7	<u>3.031%</u>
	22.285%

203 South 26th Avenue

1	2.70%
2	2.70%
3	2.70%
4	2.70%
5	2.70%
6	<u>2.70%</u>
	16.20%

2567 Douglas

1	3.40%
2	3.60%
3	<u>3.60%</u>
	10.60%

204 Paxton Court

1	2.70%
2	2.70%
3	2.70%
4	2.70%
5	2.70%
6	<u>2.70%</u>
	16.20%

TOTAL: 100.00% / 89.622%

WINS SUBDIVISION
- 5 CAPITOL

4

CHISELED "X" WITH
STAR DRILL HOLE

26TH STREET

60' RIGHT-OF-WAY
60.15' (A)

5/8" REBAR

N00°00'09"E
47' (P) 47.02' (A)

N00°00'09"E
50.00' (P&A)

N00°00'09"E
47.00' (P&A) 3.7'

0.1'

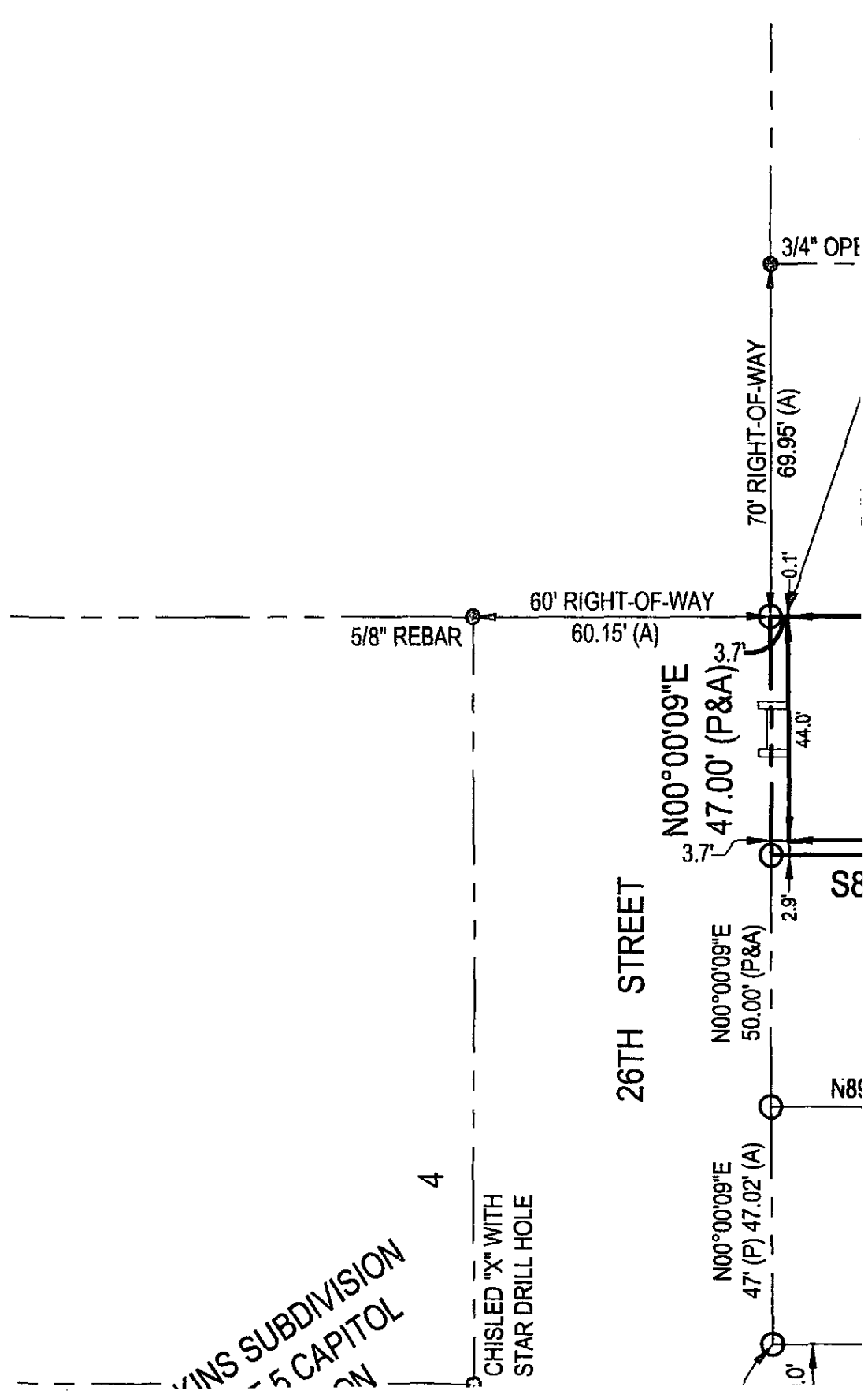
70' RIGHT-OF-WAY
69.95' (A)

3/4" OPE

S8

N8

0.0'



PERKINS SUBDIVISION
5 CAPITOL

CHISELED "X" WITH
STAR DRILL HOLE

4

26TH STREET

N00°00'09"E
47.00' (P&A)

N00°00'09"E
50.00' (P&A)

N00°00'09"E
47' (P) 47.02' (A)

70' RIGHT-OF-WAY
69.95' (A)

60' RIGHT-OF-WAY
60.15' (A)

5/8" REBAR

LOT 7

LOT 8

PERKINS SUBDIVISION

RAILROAD STREET

0.4' BRICK FACING IS 0.3' NORTH
OF NORTH PROPERTY LINE AND
BUILDING LINE IS 0.1' SOUTH
OF NORTH PROPERTY LINE

DOUGLAS STREET

N89°57'20"E

132.30' (P) 132.44' (A)

0.4' E
OF N
BUIL
PRO

3.7'

3.7'

2.9'

0.0'

S89°55'53"W 132.30' (P) 132.43' (A)

N89°54'38"E 70.00' (L&A)

N89°54'38"E 62.42' (A)

S89°52'54"W

S89°52'54"W 62.42' (A)

PAXTON

LOT

9

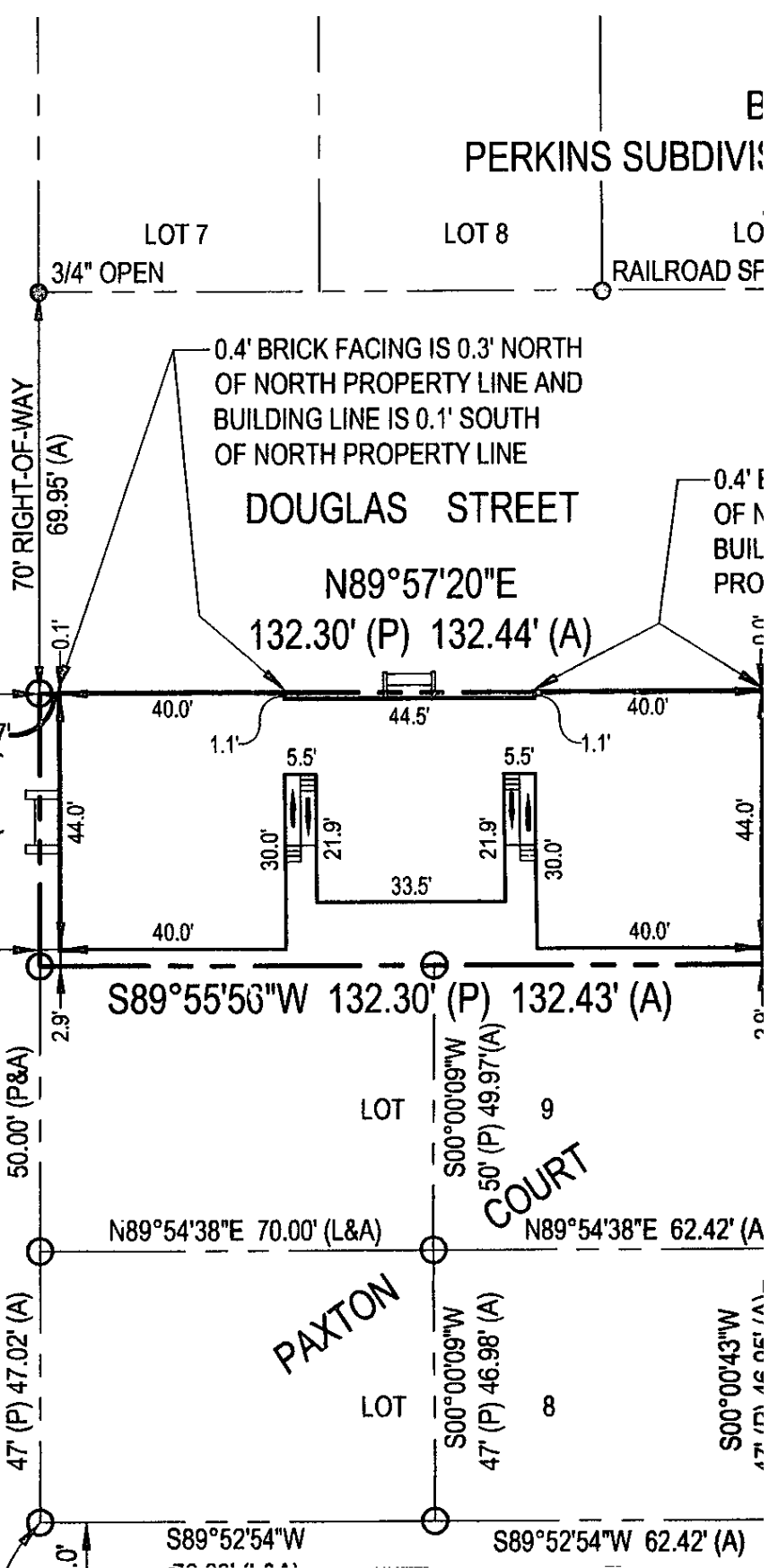
LOT

8

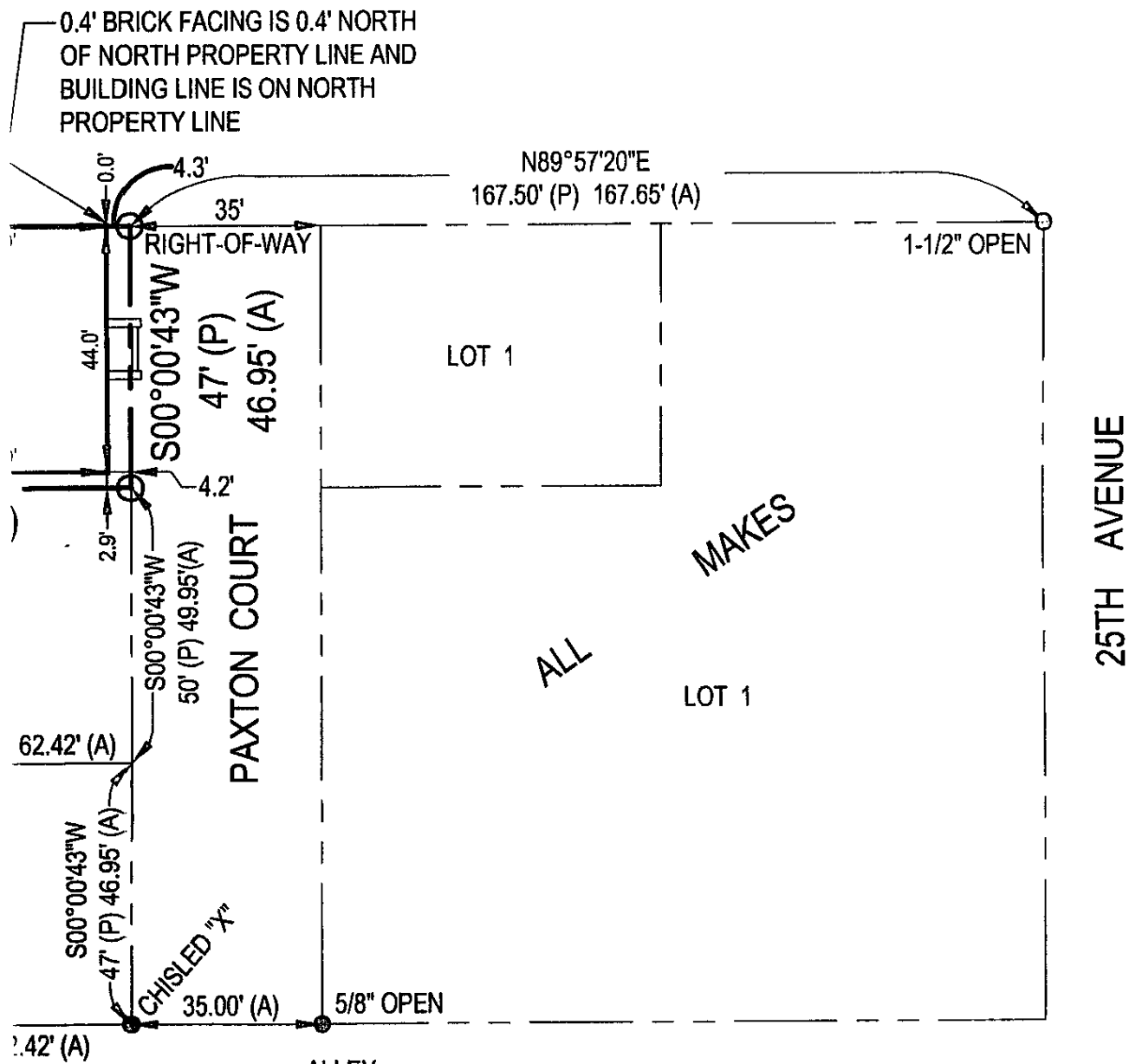
S00°00'09"W
50' (P) 49.97' (A)

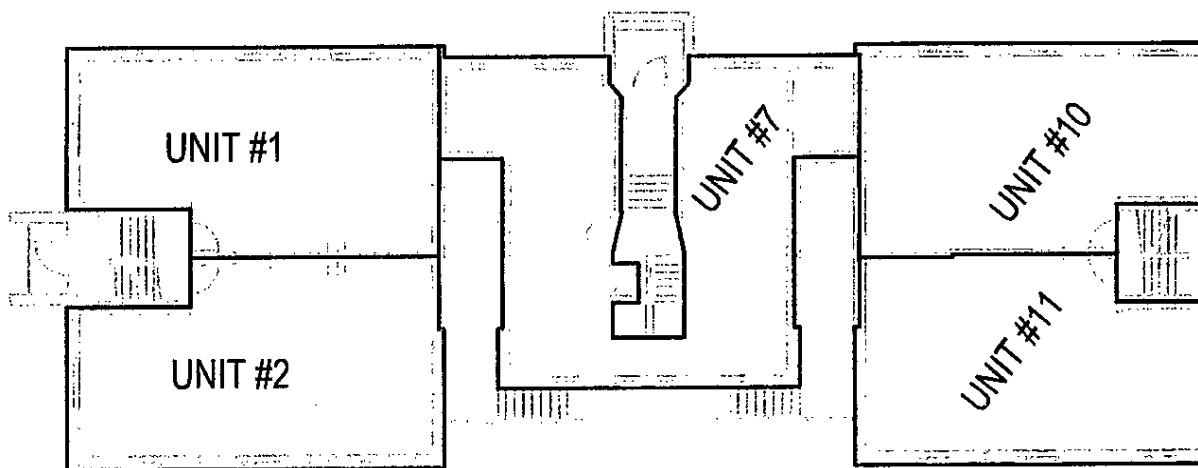
S00°00'09"W
47' (P) 46.98' (A)

S00°00'43"W
47' (P) 46.05' (A)

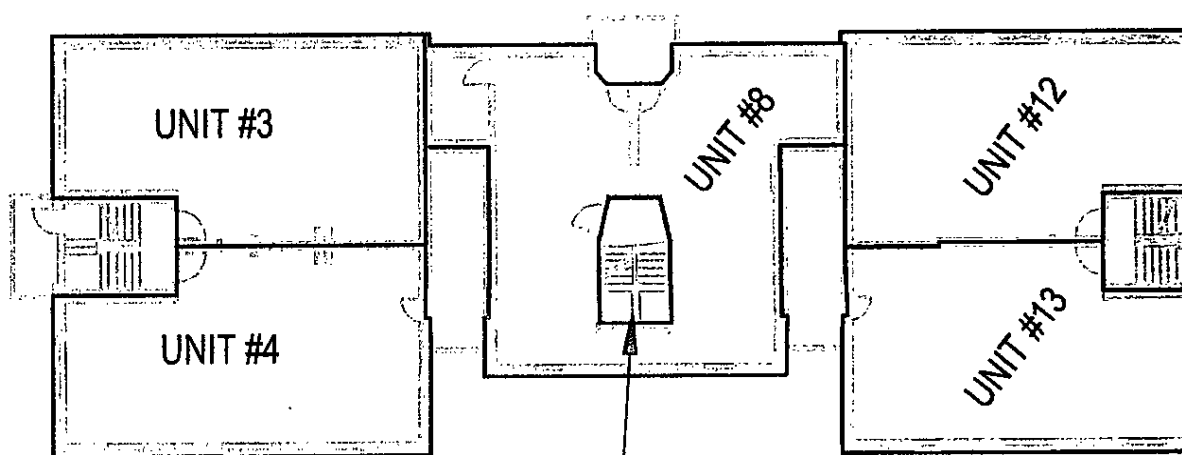


BLOCK 2			
SUBDIVISION OF LOT 5 CAPITOL ADDITION			
LOT 9 ROAD SPIKE	LOT 10	LOT 11	LOT 12



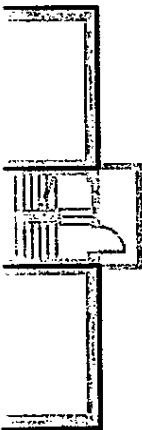
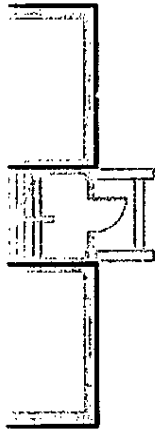


MAIN LEVEL FLOOR PLAN

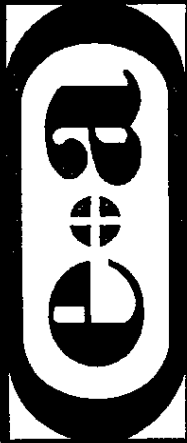
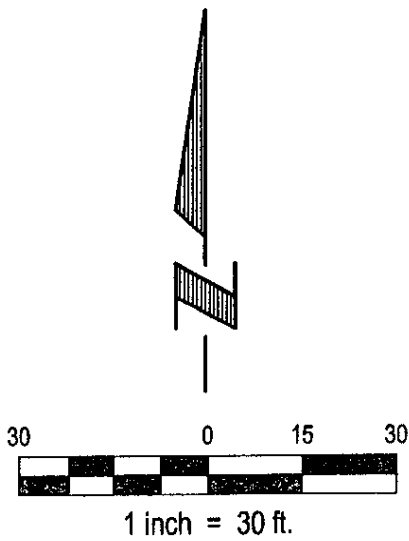


AREA NOT INCLUDED IN UNIT #8

SECOND LEVEL FLOOR PLAN



#8



E&A CONSULTING GROUP, INC.

ENGINEERING • PLANNING • FIELD SERVICES

LOT 10, PAXTON COURT

DOUGLAS COUNTY, NEBRASKA

330 NORTH 117TH STREET OMAHA, NE 68154

PHONE: (402) 895-4700 FAX: (402) 895-3599

www.eacg.com

26TH STREET

PERKINS SUBDIVISION
OF LOT 5 CAPITOL
ADDITION

BLOCK

4

CHISLED "X" WITH
STAR DRILL HOLE

N00°00'09"E
160' (P) 159.90' (A)

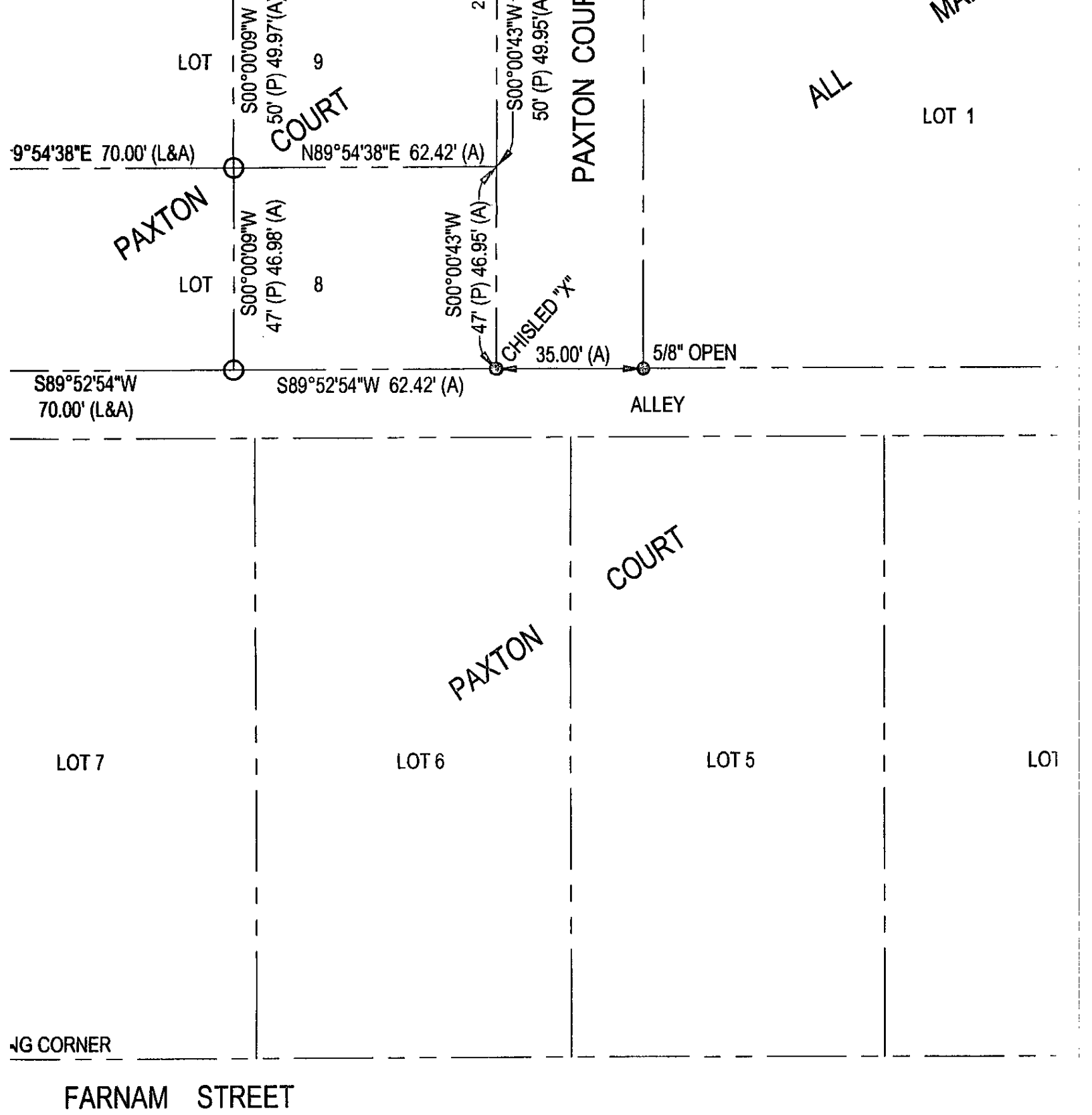
N00°00'09"E
47' (P) 47.02' (A)

N00°00'09"E
50.00' (P&A)

N89°54'30"

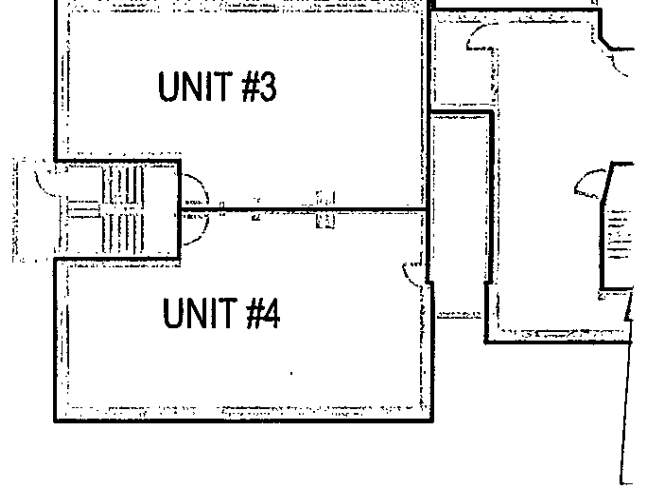
16.0'
S89°54'30"
70'

BUILDING CO

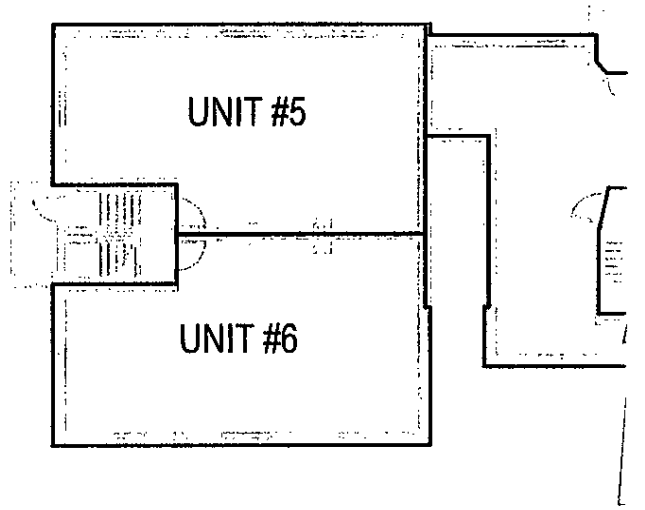


FARNAM STREET

25TH A

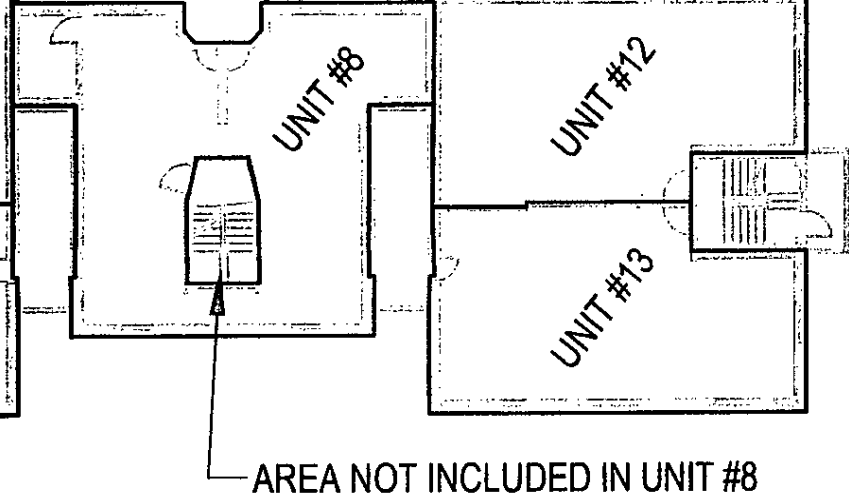


SECOND LEVEL



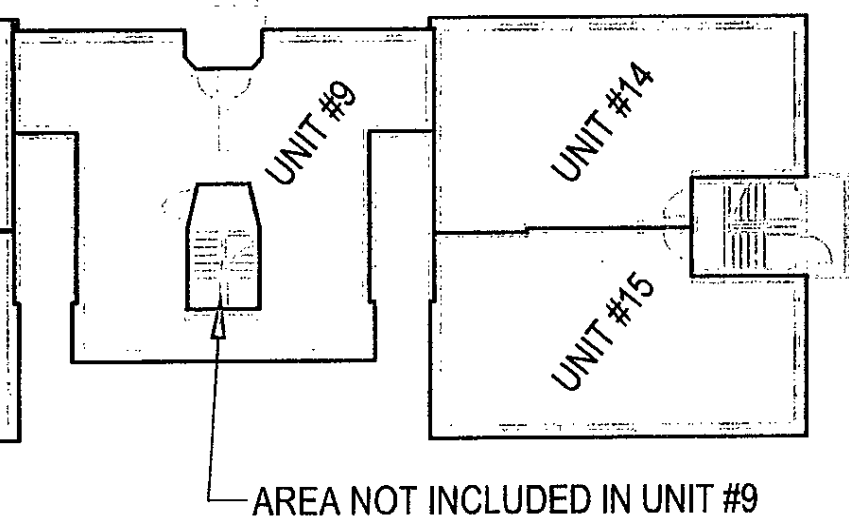
THIRD LEVEL

LOT 4



AREA NOT INCLUDED IN UNIT #8

COND LEVEL FLOOR PLAN



AREA NOT INCLUDED IN UNIT #9

THIRD LEVEL FLOOR PLAN

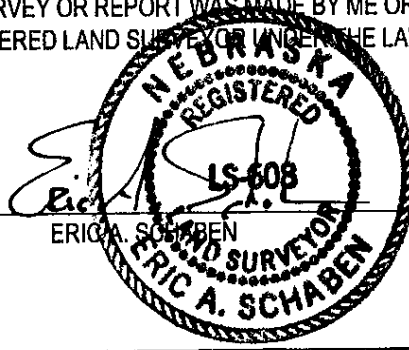
LAND SURVEYOR'S CERTIFICATE

I HEREBY CERTIFY THAT THIS PLAT, MAP, SURVEY OR REPORT WAS MADE BY ME OR UNDER MY DIRECT PERSONAL SUPERVISION AND THAT I AM A DULY REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA

10-04-2007

~~2-12-2005~~

DATE:



ERIC A. SCHABEN

MAP, SURVEY OR REPORT WAS MADE BY ME OR UNDER MY DIRECT PERSONAL
 Y REGISTERED LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEBRASKA.



ERIC A. SCHABEN

L.S. 608

Proj No:	P2004.267.001
Date:	1/18/2005
Designed By:	XXX
Drawn By:	EDF/FCE
Checked By:	
Sheet 1 of 1	

Revisions	
No	Date
1	10/04/2007 UNITS CHANGED

CONDOMINIUM PROPERTY

LOT 10, PAXTON COURT
 DOUGLAS COUNTY, NEBRASKA