

289-26144

AMENDMENT TO VAN DORN VILLA
CONDOMINIUM PROPERTY REGIME

The Declaration of the Van Dorn Villa Condominium property Regime, Lincoln, Lancaster County, Nebraska, recorded October 23, 1986, as Instrument No. 86-36033, and re-filed February 25, 1987, as Instrument No. 87-5656, is hereby amended as follows:

Delete the existing language of Article XIII, Section 13.1 and add the following in full substitution therefore:

"13.1 Amendment of Declaration. By affirmative vote of at least 75% of the Co-owners, cast in person or by proxy at a meeting duly held in accordance with the provisions of the By-Laws, this Declaration may be amended, or additional Land and Units added thereto, or the boundaries of any Unit changed, or the Percentage Interests allocated to any Unit changed; provided, however, that any such amendment shall have been approved in writing by the mortgagee or the mortgagees holding mortgages or deeds of trust constituting first liens on all of the Units subject to mortgages. No such amendment shall be effective until recorded in the office of the Register of Deeds of Lancaster County, Nebraska."

The above Amendment was approved by 133 Co-Owners (out of 161 entitled to vote, and with no dissenting votes being cast), such approval being given in person or by proxy at a meeting duly held on May 23, 1989, in accordance with the By-Laws of the Homeowners Association of Van Dorn Villa Condominium.

Dated this 1 day of June, 1989.

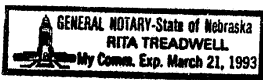
VAN DORN VILLA CONDOMINIUM

By: Walter S. Sutton
President of the Homeowners Association

By: Lylova A. Burphland
Secretary of the Homeowners Association

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me
this 1 day of June, 1989 by Philip S. Sutton,
President of the Homeowners Association of VAN DORN VILLA CONDOMINIUM,
on behalf of the corporation.



Rita Treadwell
Notary Public

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me
this 1 day of June, 1989 by Sylvia A. Burdlow
Secretary of the Homeowners Association of VAN DORN VILLA CONDOMINIUM, on
behalf of the corporation.



George W. Barlow
Notary Public

L E G A L D E S C R I P T I O N

Part of Lots 2, 3, 4, 5, and 6, City Real Estate Company's Subdivision of Lot 11, Irregular Tract, in the NE 1/4 of Section 5, Township 9 North, Range 7 East, of the 6th P.M., Lincoln, Lancaster County, Nebraska more particularly described as follows:

Commencing at the northeast corner of Outlot C of South Glenn Addition and extending thence N.90°-00'-00" West, 110.00 feet;

thence S. 0°-00'-00" East, 50.00 feet;

thence N.90°-00'-00" West, 40.00 feet to the point of curvature of a circular curve to the left having a central angle of 12°-15'-00", a radius of 307.52 feet, and whose chord bears S. 6°-07'-30" East;

thence along the arc of said circular curve, 65.75 feet to the point of tangency;

thence S.12°-15'-00" East, 61.25 feet to the point of curvature of a circular curve to the right having a central angle of 12°-15'-00", a radius of 307.52 feet, and whose chord bears S. 6°-07'-30" East;

thence along the arc of said circular curve, 19.55 feet to the point of beginning;

thence continuing along the arc of said circular curve, 46.20 feet to the point of tangency;

thence S. 0°-00'-00" East, 280.00 feet to the point of curvature of a circular curve to the right having a central angle of 75°-00'-00", a radius of 125.00 feet, and whose chord bears S.37°-30'-00", West;

thence along the arc of said circular curve 163.62 feet to the point of tangency;

thence S.75°-00'-00" West, 52.89 feet to the point of curvature of a circular curve to the left having a central angle of 4°-49'-26", a radius of 600.00 feet, and whose chord bears S.72°-35'-17" West;

thence along the arc of said circular curve, 50.51 feet to the point of tangency;

thence S.10°-12'-40" East, 129.68 feet;

thence S.89°-58'-19" West, 362.99 feet;

thence N. 0°-18'-02" West, 223.99 feet;

thence N.89°-56'-02" West, 130.00 feet;

thence N. 0°-18'-02" West, 20.32 feet;

thence S.89°-55'-58" East, 130.00 feet;

thence N. 0°-18'-02" West, 104.00 feet;

thence S.89°-55'-38" East, 227.33 feet;

thence N. 0°-18'-29" West, 255.39 feet;

thence N.90°-00'-00" East, 304.33 feet to the point of beginning, containing an area of 5.43 acres, more or less.

BLOCK
NO
VADOVICU
I REESS97
CHECKED
ENTERED
EDITED

Dan Palt
REGISTER OF DEEDS

\$2150

89 JUN 23 PM 3:25

INST. NO. 89 17121

161111

7