

125.50

VADOVICO
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**AMENDMENT TO
VAN DORN VILLA CONDOMINIUM PROPERTY REGIME**

Upon an affirmative vote of greater than seventy-five percent (75%) of the Co-Owners conducted on May 25, 2005, and with the approval of all of the mortgagees holding mortgages or deeds of trust constituting first liens on all of the units subject to mortgages or deeds of trusts, the undersigned certify that the Declaration of Van Dorn Villa Condominium, dated October 22, 1986, and filed in the office of the Register of Deeds of Lancaster County on February 25, 1987, as Instrument No. 87-5656 and as the same has been thereafter amended, is further amended as follows:

**ARTICLE III
Owner and Occupancy Requirements**

3.1 All Units shall be occupied by no more than three persons all being members of one family. A guardian's ward and the guardian shall be considered family members for the purpose of this provision.

3.2 One owner or occupant must be fifty-five (55) years of age and other occupants may be of a lesser age.

3.3 At least one occupant of each Unit shall be a Co-Owner, a member of the immediate family of a Co-Owner, or the grantor or beneficiary of a valid trust, the trustee of which holds title to the Unit. For purposes of this subarticle, "immediate family" shall include a child, spouse, or parent. Effective April 1, 2005, no Co-Owner shall lease, sublease, or rent a Unit at any time for any reason; provided, however, this provision shall not affect any lease, sublease, or rental agreement entered into prior to April 1, 2005, and any unit subject to a lease, sublease, or rental agreement prior to April 1, 2005, may continue to be let, sublet, or rented until such time as such unit is sold, after which time no further leasing, subleasing, or renting of such unit shall be permitted. For purposes of this subarticle, any transfer between trusts established for members of the same immediate family shall not be deemed a sale.

3.3.4. The Association shall be permitted to bring legal action to compel the removal of any person violating the age or occupancy restrictions, and the Association shall be entitled to collect reasonable attorney's fees from the Co-Owner of any Unit who permits a violation of the age or occupancy restrictions.

Erickson & Sederstrom
301 S. 13th
68508

The legal description of the real estate that is devoted to Van Dorn Villa Condominium Property Regime is attached hereto as Exhibit "A".

Dated this 27 day of February, 2006.

VAN DORN VILLA CONDOMINIUM

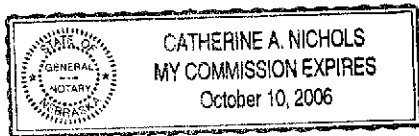
By: *JoAnn Dornier*
President, Homeowner's Association

By: *Kathi Vontz*
Secretary, Homeowner's Association

STATE OF NEBRASKA)
) ss.
COUNTY OF LANCASTER)

The foregoing Amendment to the Declaration of the Van Dorn Villa Condominium Property Regime was acknowledged before me by *JoAnn Dornier*, President and *Kathi Vontz*, Secretary, on this 27 day of February, 2006, on behalf of the Association.

Catherine A. Nichols
Notary Public



After recording return to:

William F. Austin
ERICKSON & SEDERSTROM, P.C.
301 South 13th Street, Suite 400
Lincoln, NE 68508

EXHIBIT "A"

The Van Dorn Villa Condominium Property Regime includes part of Lots 2, 3, 4, 5, and 6, City Real Estate Company Subdivision of Lot 11, Irregular Tract, in the Northeast Quarter of Section 5, Township 9 North, Range 7 East of the 6th P.M., Lincoln, Lancaster County, Nebraska, as more particularly described in the Declaration of Van Dorn Villa Condominium and Amendments thereto and consisting of the following units of Van Dorn Villa Condominium:

101	272	332	372	435	523	2207
102	273	333	373	436	524	2208
103	275	334	375	437	525	2209
175	276	335	376	438	529	2210
176	277	336	377	440	530	2211
177	301	337	404	441	531	3300
201	302	338	405	443	532	3301
202	303	340	406	444	533	3302
203	304	341	407	446	534	3303
204	305	343	408	449	535	3304
205	306	344	412	450	536	3305
206	307	346	413	452	537	3306
207	308	349	414	455	538	3307
208	312	350	415	456	540	3308
212	313	352	416	457	541	3309
213	314	355	417	458	543	3310
214	315	356	420	459	544	3311
215	316	357	421	460	546	4406
216	317	358	422	462	549	4407
259	320	359	423	463	550	4408
260	321	360	424	464	552	4409
262	322	362	425	465	2200	4410
263	323	363	429	466	2201	4411
264	324	364	430	467	2202	191 Total Units
265	325	365	431	471	2203	
266	329	366	432	472	2204	
267	330	367	433	473	2205	
271	331	371	434	522	2206	

Garage,
G-1 to G-30, Inclusive