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**AMENDMENT TO MASTER DEED AND DECLARATION**  
**VAN DORN VILLA CONDOMINIUM PROPERTY REGIME**

KNOWN ALL PERSONS BY THESE PRESENTS:

Upon an affirmative vote of greater than seventy-five percent (75%) of the Co-Owners, and the approval of all of the mortgagees holding mortgages or deeds of trust constituting first liens on all of the Units subject to mortgages, the undersigned certify that the Master Deed and 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 has been thereafter amended, is further amended to change the legal description of the real estate which is devoted to Van Dorn Villa Condominium Property Regime, which is attached hereto as Exhibit B.

Dated this 13<sup>th</sup> day of May, 2021.

VAN DORN VILLA CONDOMINIUM

By: Jeanie M. Schommer  
President of the Homeowners Association

By: Catherine A. Nichols  
Secretary of the Homeowners Association

STATE OF NEBRASKA    )  
                                  ) ss.  
COUNTY OF LANCASTER)

The foregoing instrument was acknowledged before me this the 13<sup>th</sup> day of May, 2021 by Jeanie M. Schommer President, and Catherine A. Nichols, Secretary, of the Association.

Richard Schmidt  
Notary Public

State of Nebraska – General Notary  
RICHARD SCHMIDT  
My Commission Expires  
March 15, 2023

Exhibit B

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.

Exhibit B (Continued)

Part of Lots 2, 3 and 4, City Real Estate Company's Subdivision in the Northeast Quarter of Section 5, Township 9 North, Range 7 East of the 6th P.M., Lincoln, Lancaster County, Nebraska, further described as:

Beginning at the Northeast corner of Lot 3, Meeks 2nd Addition; thence Southerly along East line of Meeks 2nd Addition and said East line extended Southerly, 259.9 feet to a point 20.9 feet South of North line said Lot 4, City Real Estate Company's Subdivision; thence Westerly parallel to and 20.9 feet South from said North line Lot 4, 143.0 feet to a point 40.0 feet East from centerline South 48th Street; thence Southerly parallel to and 40.0 feet East of centerline South 48th Street, 19.8 feet; thence Easterly parallel to said North line Lot 4, 350.19 feet to the East line West one-half Lots 2, 3 and 4, City Real Estate Company's Subdivision; thence Northerly along said East line, 279.56 feet to a point 60.28 feet South of the North line said Lot 2, thence Westerly parallel to said North line said Lot 2, a distance of 207.55 feet to the point of beginning.

EXCEPT the South 20 feet of the North 40.9 feet of the West 130.0 feet except the West 7.0 feet of Lot 4, City Real Estate Company's Subdivision of Lot 11, in the Northeast Quarter of Section 5, Township 9 North, Range 7 East of the 6<sup>th</sup> P.M., Lincoln, Lancaster County, Nebraska

EXHIBIT B (CONTINUED)

UNITS - VAN DORN VILLA CONDOMINIUM

*Va Dornico*

<u>APT. NUMBER</u>	<u>SQUARE FEET</u>	<u>PERCENTAGE INTEREST</u>
101	758.5	0.4073
102	935	0.5021
103	935	0.5021
175	1067	0.5730
176	935	0.5021
177	947	0.5086
201	758.5	0.4073
202	935	0.5021
203	935	0.5021
204	935	0.5021
205	935	0.5021
206	935	0.5021
207	935	0.5021
208	792	0.4253
212	1067	0.5730
213	935	0.5021
214	935	0.5021
215	935	0.5021
216	935	0.5021
259	685	0.3679
260	808.5	0.4342
262	1067	0.5730
263	935	0.5021
264	758.5	0.4073
265	947	0.5086
266	935	0.5021
267	1067	0.5730
271	1067	0.5730
272	935	0.5021
273	1067	0.5730
275	1067	0.5730
276	935	0.5021
277	947	0.5086
301	758.5	0.4073
302	935	0.5021
303	935	0.5021
304	935	0.5021
305	935	0.5021

<u>APT. NUMBER</u>	<u>SQUARE FEET</u>	<u>PERCENTAGE INTEREST</u>
306	935	0.5021
307	935	0.5021
308	792	0.4253
312	1067	0.5730
313	935	0.5021
314	935	0.5021
315	935	0.5021
316	935	0.5021
317	1085	0.5827
320	685	0.3679
321	685	0.3679
322	612	0.3287
323	612	0.3287
324	935	0.5021
325	1067	0.5730
329	792	0.4253
330	660	0.3544
331	660	0.3544
332	935	0.5021
333	935	0.5021
334	935	0.5021
335	810	0.4350
336	935	0.5021
337	612	0.3287
338	1250	0.6713
340	935	0.5021
341	1067	0.5730
343	1067	0.5730
344	1067	0.5730
346	1067	0.5730
349	1300	0.6981
350	1200	0.6444
352	1067	0.5730
355	1019	0.5472
356	887	0.4763
357	947	0.5086
358	1308	0.7024
359	685	0.3679
360	808.5	0.4342
362	1067	0.5730
363	935	0.5021
364	758.5	0.4073
365	947	0.5086
366	935	0.5021
367	1067	0.5730
371	1067	0.5730
372	935	0.5021
373	1067	0.5730
375	1067	0.5730

<u>APT. NUMBER</u>	<u>SQUARE FEET</u>	<u>PERCENTAGE INTEREST</u>
	935	0.5021
376	947	0.5086
377	935	0.5021
404	935	0.5021
405	935	0.5021
406	935	0.5021
407	935	0.4253
408	792	0.5730
412	1067	0.5021
413	935	0.5021
414	935	0.5021
415	935	0.5021
416	935	0.5021
417	1085	0.5827
420	685	0.3679
421	685	0.3679
422	669	0.3593
423	669	0.3593
424	935	0.5021
425	1067	0.5730
429	792	0.4253
430	660	0.3544
431	660	0.3544
432	935	0.5021
433	935	0.5021
434	935	0.5021
435	935	0.5021
436	935	0.5021
437	612	0.3287
438	1250	0.6713
440	935	0.5021
441	1067	0.5730
443	1067	0.5730
444	1067	0.5730
446	1067	0.5730
449	1300	0.6981
450	1200	0.6444
452	1067	0.5730
455	1019	0.5472
456	928	0.4984
457	988	0.5306
458	1308	0.7024
459	685	0.3679
460	808.5	0.4342
462	1067	0.5730
463	935	0.5021
464	758.5	0.4073
465	947	0.5086
466	935	0.5021
467	1067	0.5730

<u>APT. NUMBER</u>	<u>SQUARE FEET</u>	<u>PERCENTAGE INTEREST</u>
471	1067	0.5730
472	935	0.5021
473	1085	0.5827
522	669	0.3593
523	669	0.3593
524	935	0.5021
525	1067	0.5730
529	792	0.4253
530	660	0.3544
531	660	0.3544
532	935	0.5021
533	935	0.5021
534	935	0.5021
535	935	0.5021
536	935	0.5021
537	612	0.3287
538	1250	0.6713
540	935	0.5021
541	1067	0.5730
543	1067	0.5730
544	1067	0.5730
546	1067	0.5730
549	1300	0.6981
550	1200	0.6444
552	1085	0.5827
2200	1113.8	0.5982
2201	1304.4	0.7005
2202	1113.8	0.5982
2203	1113.8	0.5982
2204	1113.8	0.5982
2205	1336.3	0.7176
2206	1113.8	0.5982
2207	1205.3	0.6473
2208	1113.8	0.5982
2209	1113.8	0.5982
2210	1113.8	0.5982
2211	1113.8	0.5982
3300	1113.8	0.5982
3301	1738.0	0.9333
3302	1113.8	0.5982
3303	1113.8	0.5982
3304	1113.8	0.5982
3305	1336.3	0.7176
3306	1268.3	0.6811
3307	1205.3	0.6473
3308	1113.8	0.5982
3309	1113.8	0.5982
3310	1113.8	0.5982
3311	1113.8	0.5982

<u>APT. NUMBER</u>	<u>SQUARE FEET</u>	<u>PERCENTAGE INTEREST</u>
4406	1268.3	0.6811
4407	1205.3	0.6473
4408	1113.8	0.5982
4409	1113.8	0.5982
4410	1113.8	0.5982
4411	1113.8	0.5982
191 Apartments	186,210.8	100.0000
Garage, G-1 to G-3, Incl.	10,243.0	0.0000