BK 1465 PG 014-014

MISC 2002 23529

RICHARD N. TAKECHI
REGISTER OF DEEDS
DOUGLAS COUNTY, NE

2002 OCT -1 PM 4:03

MISC 1 FEE ~~REASON~~ OC-41865 FB OC-41866 Lots 1-4
341 BKP ____ C/O ____ COMP BW
DEL ____ SCAN CR FV ____

AMENDMENT TO PROTECTIVE COVENANTS

THIS AMENDMENT TO PROTECTIVE COVENANTS is made the date hereinafter set forth by West Bay Woods, L.L.C., a Nebraska limited liability company.

RECITALS

A. On March 27, 2000, a document entitled Declaration of Covenants, Conditions, Restrictions and Easements of West Bay Woods (hereinafter the "Declaration") for Lots One (1) through Three Hundred Forty-four (344), inclusive, in WEST BAY WOODS, a subdivision as surveyed, platted and recorded in Douglas County, Nebraska, was recorded by West Bay Woods, L.L.C. ("Declarant"), in the office of the Register of Deeds of Douglas County, Nebraska at Miscellaneous Book 1332 Page 154. The legal descriptions of some of the lots encumbered by the Declaration have changed due to replatting, which includes Lots One (1) through Forty-Two (42), inclusive, WEST BAY WOODS REPLAT ONE, which was formerly known as Lots 3 - 47, inclusive, in West Bay Woods.

B. Article IV, Section 2 of the Declaration provides that for a period of ten (10) years following March 24, 2000, the Declarant shall have the right to amend the Declaration.

NOW, THEREFORE, Declarant hereby declares that the Declaration recorded on March 27, 2000 at Miscellaneous Book 1332 Page 154 in the office of the Register of Deeds of Douglas County, Nebraska should be and hereby are amended in the following manner:

I. by deleting therefrom Section 7 of Article II and adding in its place and stead the following:

Section 7. Abatement of Dues and Assessments. Notwithstanding any other provision of this Declaration, the Board of Directors may abate all or part of the dues or assessments due in respect of any Lot, and shall abate all dues and assessments due in respect of any Lot during the period such Lot is owned by the Declarant or any of its designated builders.

All other terms of said Declaration shall remain in full force and effect.

Dated this 27 day of September 2002.

WEST BAY WOODS, L.L.C.,

By _____
Timothy W. Young, Managing Member

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

On this 27 day of September 2002, the foregoing instrument was acknowledged before me, a Notary Public, by Timothy W. Young, as Managing Member of West Bay Woods, L.L.C., who acknowledged the execution of said instrument to be his voluntary act and deed on behalf of said limited liability company.

Randi A. Zabawa
Notary Public

GENERAL NOTARY-State of Nebraska
RANDI A. ZABAWA
My Comm. Exp. May 15, 2005

FULLENKAMP, DOYLE & JOBEUN
11440 WEST CENTER ROAD
OMAHA, NEBRASKA 68144-4482
√ 28754