

COMPARED

R Fee 10.00

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T Tax _____

Pottawattamie County, IA
Recorder John Sciortino 2008-016066
Book-Page: 2008-016066
File Time: 11/18/2008 @ 10:57:00 AM
Rec-\$10.00 Aud-\$0.00 RMA-\$1.00 ECM-\$1.00
Current Transfer Tax Paid: \$0.00



VERIFIED CLAIM

Recorder's Cover Sheet

Preparer Information:

Leo P. Martin, 233 Pearl Street, Council Bluffs, IA 51502, Phone: (712) 328-3157

Taxpayer Information:

N/A

Return Address

↳ Leo P. Martin, Peters Law Firm, P.C., 233 Pearl Street, Council Bluffs, IA 51503

Grantor:

Leo P. Martin, attorney for the Council of Co-Owners of the Horizontal Property Regime (Condominium) known as Arbor Ridge Condominiums Phase II and Robert W. Knox and Kathryn E. Schlott, husband and wife

Grantees:

To The Public

Legal Description: See Page 2

Document or instrument number of previously recorded documents: _____

Book 87, Page 11240

COMPARED

Leo P. Martin AT0005061

**VERIFIED CLAIM TO EXTEND RESTRICTIONS
IN DECLARATION OF SUBMISSION OF PROPERTY
TO HORIZONTAL PROPERTY REGIME**

1. On the 18th day of November, 1987, certain Restrictive Covenants and By-Laws (hereinafter collectively referred to as the "Restrictive Covenants") were filed as part of the Declaration of Submission of Property to Horizontal Property Regime for Arbor Ridge Condominiums Phase II (hereinafter the "Declaration") which was recorded in Book 87, Page 11240 of the Pottawattamie County Recorder's office. The terms of the Declaration including all of the Restrictive Covenants are made a part hereof by this reference. The Restrictive Covenants apply to the real estate that is subject to the Declaration for Arbor Ridge Condominiums, Phase II consisting of Units 1 through 32 and the common areas all as more fully described in said Declaration.

2. Each lot owner of property subject to the Declaration is a member of the Council of Co-Owners of the Horizontal Property Regime (Condominium) known as Arbor Ridge Condominiums Phase II created for the purposes of monitoring and enforcing the Restrictive Covenants.

3. Robert W. Knox and Kathryn E. Schlott, husband and wife, are the owners of Arbor Ridge Condominiums Phase II, Unit Number 7 together with an undivided 1/32 interest as tenant in common in and to the common area, together with a limited common area all as defined in the declaration of submission of property to horizontal property regime for Arbor Ridge Condominiums Phase II recorded on the 18th day of November, 1987, at Book 87, Page 11240 of the Pottawattamie County Recorder's office pursuant to a Warranty Deed recorded on December 13, 2005 in Book 106, Page 11853.

4. The undersigned, as attorney for the Council of Co-Owners of the Horizontal Property Regime (Condominium) known as Arbor Ridge Condominiums Phase II and Robert W. Knox and Kathryn E. Schlott as the owners of specific property subject to the Declaration, hereby claims an interest in and to the Restrictive Covenants set forth in Book 87, Page 11240, of the records of the Pottawattamie County Recorder's office and hereby makes a claim that said Restrictive Covenants shall extend and continue to be applicable and enforceable as to the said Horizontal Property Regime (Condominium) known as Arbor Ridge Condominiums Phase II consisting of Units 1 through 32 and the common areas described in the Declaration for an additional 21 years pursuant to Chapter 614.25 of the Code of Iowa.

5. This Verified Claim shall be filed and indexed by the Pottawattamie County Recorder pursuant to Chapter 614.18 of the Code of Iowa under the description of each Unit of the Horizontal Property Regime (Condominium) known as Arbor Ridge Condominiums Phase II Units 1 through 32 in the City of Council Bluffs, Pottawattamie County, Iowa and set out in the book specifically designed for these purposes which is known as the "Claimant's Book" and kept therein by the Recorder.

6. The undersigned, acting as the claimant's attorney, being first duly sworn upon oath does depose and state that the above statements are true and correct as I verily believe.

Dated this 17th day of November, 2008

Leo P. Martin

Leo P. Martin

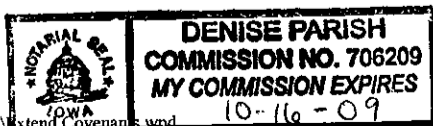
STATE OF IOWA, COUNTY OF POTTAWATTAMIE

I, Leo P. Martin, being first duly sworn upon oath, do depose and state that I am the attorney for Council of Co-Owners of the Horizontal Property Regime (Condominium) known as Arbor Ridge Condominiums Phase II and Robert W. Knox and Kathryn E. Schlott; that I have read the foregoing instrument, know the contents thereof, and that the statements and allegations contained therein are true and correct to the best of my belief.

Leo P. Martin

Leo P. Martin

Subscribed and sworn to before me this 17th day of November, 2008.



Denise Parish

Notary Public in and for said State