



MISC 2011071914



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When Recorded, Return To:

Jon E. Blumenthal
c/o Baird Holm LLP
1500 Woodmen Tower
Omaha, Nebraska 68102

Received - DIANE L. BATTIATO
Register of Deeds, Douglas County, NE
8/24/2011 12:27:54.25



2011071914

**RATIFICATION OF FIRST AMENDED AND RESTATED DECLARATION OF COVENANTS,
CONDITIONS, RESTRICTIONS AND EASEMENTS OF THE ARMBRUST ACRES.
SUBDIVISION, DOUGLAS COUNTY, NEBRASKA**

The undersigned HOMEOWNERS hereby ratify and affirm the First Amended and Restated Declaration of Covenants, Conditions, Restrictions and Easements of the Armbrust Acres Subdivision, Douglas County, Nebraska, executed as of July 4, 2008, and recorded in the office of the Register of Deeds of Douglas County, Nebraska on July 25, 2011, as instrument 2011062168. Each Homeowner hereby ratifies and affirms that the terms and conditions of the Amended Covenants are valid and binding obligations, enforceable in accordance with the terms and conditions therein.

This instrument may be executed in multiple original counterparts.

IN WITNESS WHEREOF, the undersigned have executed and delivered this ratification to be effective as of the 4th day of July, 2008.

[SIGNATURE PAGES TO FOLLOW]

1254942

HOMEOWNERS:

James Walz

Print Name: James Walz

Address: 16311 Spring Circle
Omaha, Nebraska 68130

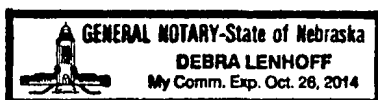
Crystal Walz

[SPOUSE]
Print Name: CRYSTAL WALZ

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on August 10, 2011,
by James Walz and Crystal Walz.

Debra Lenhoff
Notary Public



HOMEOWNERS:

Print Name:

Paul D. Kratz

Address:

16323 Sprung
Omaha, Nebraska 68130

[SPOUSE]

Print Name:

Diane H. Kratz

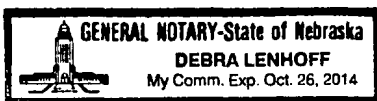
STATE OF NEBRASKA)

) ss.

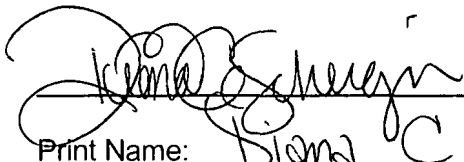
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on August 10, 2011,
by Paul Kratz and Diane Kratz.

Debra Lenhoff
Notary Public



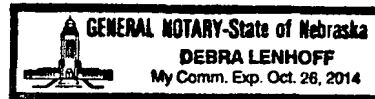
HOMEOWNERS:


Print Name: Diana C. Schergin
Address: 110323 Valley St.
Omaha, Nebraska 68180


[SPOUSE]

Print Name: _____

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 11, 2011,
by Diana Schergin and _____.



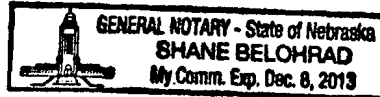
Notary Public

HOMEOWNERS:

John T. Brennan
Print Name: JOHN T. Brennan
Address: 16225 GROVER ST.
Omaha, Nebraska 68130

Whitney Brennan
[SPOUSE]
Print Name: Whitney Brennan

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 12, 2011,
by John T. Brennan and Whitney Brennan.

Shane Belohrad
Notary Public

HOMEOWNERS:

Kristina Staebell

Print Name: Kristina Staebell

Address: 16200 Brower Street
Omaha, Nebraska 68130

Adam Staebell

[SPOUSE]

Print Name: Adam Staebell

STATE OF NEBRASKA)

) ss.

COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 13, 2011,
by Kristina Staebell and Adam Staebell

Shane Belohrad
Notary Public

HOMEOWNERS:

Richard T Mercer

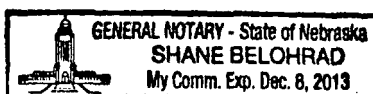
Print Name: RICHARD T. MERCER

Address: 2806 S 167th
Omaha, Nebraska 68130

Arsenia Q Mercer

[SPOUSE]
Print Name: ARSENIA Q MERCER

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 13, 2011,
by Richard T. Mercer and Arsenia Q. Mercer.

Shane Belohrad
Notary Public

HOMEOWNERS:

Print Name:

Address:

Omaha, Nebraska 68130

[SPOUSE]

Print Name:

STATE OF NEBRASKA

)

) ss.

COUNTY OF DOUGLAS

)



The foregoing instrument was acknowledged before me on July 12, 2011,
by Kendall Scheer and Renay Robinson Scheer.

Notary Public

Signature Page to Armbrust Acres Declaration of Covenants

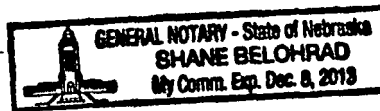
HOMEOWNERS:

Cindy Kinster
Print Name: Cindy Kinster
Address: 16609 Winton Cir
Omaha, Nebraska 68130

[SPOUSE]

Print Name: _____

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 25, 2011,
by Cindy Kinster and _____

Shane Belohrad
Notary Public

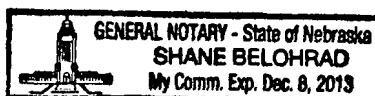
HOMEOWNERS:

Ken McTawain
Print Name: KEN MCTAWAIN

Address: 16528 Spring Circle
Omaha, Nebraska 68130

Camie McTawain
[SPOUSE]
Print Name: CAMIE MCTAWAIN

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 7, 2011,
by Ken McTawain and Camie McTawain.

Shane Belohrad
Notary Public

HOMEOWNERS:

Print Name:

Mike Bartholet

Address:

3111 So 163rd St
Omaha, Nebraska 68130

[SPOUSE]

Print Name:

Carol Bartholet

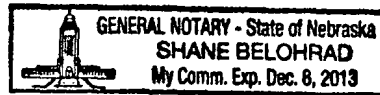
STATE OF NEBRASKA

)

) ss.

COUNTY OF DOUGLAS

)



The foregoing instrument was acknowledged before me on July 7, 2011,
by Mike Bartholet and Carol Bartholet.

Notary Public

Shane Belohrad

HOMEOWNERS:

[Signature]

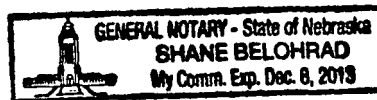
Print Name: Jeff Reynolds

Address: 16572 Nma Circle
Omaha, Nebraska 68130

[Signature]

[SPOUSE]

Print Name: Jaime Reynolds



STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

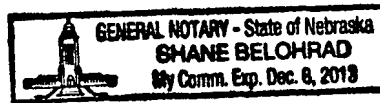
The foregoing instrument was acknowledged before me on July 21, 2011,
by Jeff Reynolds and Jaime Reynolds.

[Signature]
Notary Public

HOMEOWNERS:

Amy S Bailey
Print Name: Amy S Bailey
Address: 11515 Spring Cir
Omaha, Nebraska 68130

[SPOUSE]
Print Name: _____



STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on July 23, 2011,
by Amy Bailey and _____.

Shane Belohrad
Notary Public

HOMEOWNERS:

Colette Stemm

Print Name: Colette Stemm

Address: 3829 So 163 Cir
Omaha, Nebraska 68130

RD Stemm

[SPOUSE]

Print Name: RICHARD D. STEMM

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

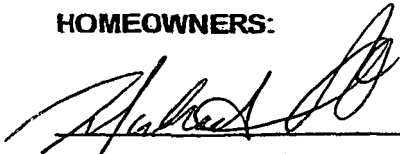


The foregoing instrument was acknowledged before me on July 23, 2011,
by Colette Stemm and Richard Stemm.

Shane Belohrad
Notary Public

✓

HOMEOWNERS:



Print Name: Michael Rubin

Address: 3512 S. 163rd Street

Omaha, Nebraska 68130

Debra M. Saraka-Rubin

[SPOUSE]
Print Name: Debra M. Saraka-Rubin

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 25, 2011,
by Michael Rubin and Debra M. Saraka-Rubin.



Notary Public

HOMEOWNERS:

Amos Burdine

Print Name: Amos Burdine

Address: 14324 Grover St.
Omaha, Nebraska 68130

Jill Burdine

[SPOUSE]
Print Name: Jill Burdine

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 26, 2011,
by Amos Burdine and Jill Burdine.

Shane Belohrad
Notary Public

HOMEOWNERS:

Christina Thomas

Print Name: Christina Thomas

Address: 16555 Ontario Cir
Omaha, Nebraska 68130

Anthony Thomas

[SPOUSE]
Print Name: Anthony Thomas

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 26, 2011,
by Christina Thomas and Anthony Thomas.

Shane Belohrad
Notary Public

HOMEOWNERS:

Robert K. Olson

Print Name: Robert K. Olson

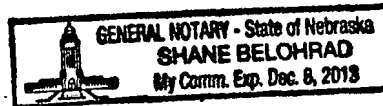
Address: 16312 Grover St.
Omaha, Nebraska 68130

Nancy A. Olson

[SPOUSE]

Print Name: Nancy A. Olson

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on July 29, 2011,
by Robert K. Olson and Nancy A. Olson.

Shane Belohrad
Notary Public

HOMEOWNERS:

Jari Houston
Print Name: Jari Houston
Address: 16562 Ontario Cir.
Omaha, Nebraska 68130

[SPOUSE]
Print Name: _____

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)



The foregoing instrument was acknowledged before me on August 9, 2011,
by Jari Houston and _____.

Shane Belohrad
Notary Public

#4
(former owner)

HOMEOWNERS:

Susan Roche

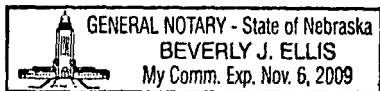
Print Name: Susan Roche

Address: 11624 Wright Circle
Omaha, Nebraska 68130

[SPOUSE]
Print Name: _____

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on Oct 11, 2008,
by _____ and _____.



Beverly J. Ellis
Notary Public

ok

Signature Page to Armbrust Acres Declaration of Covenants
First Amended & Restated

NLW

SB

HOMEOWNERS:

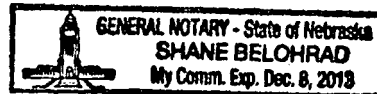
Nancy L. Wolf
Print Name: Nancy L. Wolf
Address: 16620 Vinton Circle
Omaha, Nebraska 68130

[SPOUSE]
Print Name: _____

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on June 26, 2011,
by Nancy L. Wolf and Philip Wolf.

Shane Belohrad
Notary Public



HOMEOWNERS:

Ashwin Patel

Print Name: ASHWIN PATEL

Address: 16568 OAK ST.
Omaha, Nebraska 68130

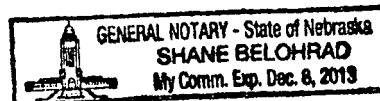
Mrs. Niranjan A. Patel

[SPOUSE]
Print Name: NIRANJAN A. PATEL

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on June 15, 2011,
by Ashwin Patel and Niranjan A. Patel.

Shane Belohrad
Notary Public



✓

HOMEOWNERS:

Rick Loftin

Print Name: Rick Loftin

Address: 16606 Aright Circle
Omaha, Nebraska 68130

[SPOUSE]

Print Name: _____

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on June 21, 2011,
by Rick Loftin and _____

Shane Belohrad
Notary Public



HOMEOWNERS:

SCOTT R. DAVIS
Print Name: SCOTT R. DAVIS

Address: 16636 Wright Circle
Omaha, Nebraska 68130

Nancy A. Davis
[SPOUSE]
Print Name: Nancy A. Davis

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me on June 25, 2011,
by Scott Davis and Nancy Davis.

Shane Belohrad
Notary Public

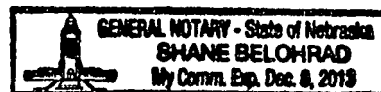


EXHIBIT "A"

Legal Description

Lots 1 through 145 and Lots 147-159, inclusive, in Armbrust Acres, First Addition, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska. 66 - 01070

Lots 161 through 327, inclusive, in Armbrust Acres, Second Addition, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska. 66 - 01072

Lots 328 through 367 and Lots 367 through 383, inclusive, in Armbrust Acres, Third Addition, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska. 66 - 01074

Lots 384 through 525, inclusive, in Armbrust Acres, Fourth Addition, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska. 66 - 01075