

COUNTER	PM
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SUBMITTED	OMAHA NATIONAL TITLE COMP

FILED SARPY CO. NE.  
INSTRUMENT NUMBER

**2016-33869**

2016 Dec 29 09:47:59 AM

*Sheryl J. Dowling*

REGISTER OF DEEDS



**ASSIGNMENT AND ASSUMPTION OF  
DECLARANT RIGHTS AND NOTICE**

BELLBROOK DEVELOPMENT, LLC., a Nebraska limited liability company, Declarant of that certain Declaration of Covenants, Conditions, Restrictions and Easements of Bellbrook, a Subdivision in Sarpy County, Nebraska, covering the following described Property, to-wit:

Lots 2 through 7, inclusive, 9 through 66 inclusive, 68 through 204 inclusive, 207 through 483 inclusive, all in BELLBROOK, a subdivision as surveyed, platted and recorded in Sarpy County, Nebraska,

recorded of record at Instrument No. 2005-04099 and amendments of record at Instruments 2005-16124, 2005-36367, 2006-04859 and 2007-35023 in the office of the Register of Deeds of Sarpy County, Nebraska, and any amendments, restatements and/or annexations thereto (hereinafter the "Declaration") does hereby assign all of its status, right, title and interest as a Declarant therein to BELLBROOK HOMEOWNERS ASSOCIATION, a Nebraska Non-Profit Corporation, effective as of the 31st day of December 2016 and BELLBROOK HOMEOWNERS ASSOCIATION by this instrument, does hereby assume all rights, responsibilities and duties pursuant to the Declaration.

Any contact or notices with Bellbrook Homeowners Association as Successor-Declarant of this Declaration shall be made to the following:

Bellbrook Homeowners Association  
c/o Jana Faller, Synergy Real Estate & Development Corp.  
14924 A Circle  
Omaha, Nebraska, 68144

Dated this 27<sup>th</sup> day of December, 2016

BELLBROOK DEVELOPMENT, LLC,

Assignor:

By: *Barbara Udes Shaw*  
Barbara Udes Shaw, Manager

BELLBROOK HOMEOWNERS ASSOCIATION

Assignee:

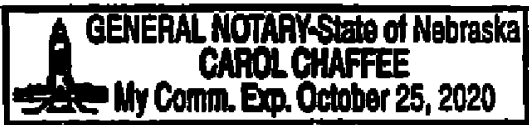
By: *Zachary Ziegenhein*  
Zachary Ziegenhein, President

STATE OF NEBRASKA                    )  
  )ss  
COUNTY OF DOUGLAS                )

The foregoing instrument was acknowledged before me, a Notary Public in and for said state and county, this 27 day of December 2016, Zachary Ziegenbein, President, of BELLBROOK HOMEOWNERS ASSOCIATION a Nebraska Non-Profit Corporation, a person known to me who acknowledged the same to be his/her voluntary act and deed on behalf of said entity.

Carol Chaffee  
Notary Public

STATE OF NEBRASKA                    )  
  )ss  
COUNTY OF DOUGLAS                )



The foregoing instrument was acknowledged before me, a Notary Public in and for said state and county, this 27 day of December 2016, as Barbara Udes Shaw, Manager, Bellbrook Development, LLC, a Nebraska Limited Liability Corporation, a person known to me who acknowledged the same to be his/her voluntary act and deed on behalf of said entity.

Carol Chaffee  
Notary Public

