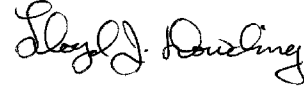


COUNTER <u>LM</u>
VERIFY <u>LM</u>
FEES \$ <u>16.00</u>
CHG <u>SFILE</u>
SUBMITTED <u>OMAHA TITLE & ESCROW, INC.</u>

FILED SARPY CO. NE.
INSTRUMENT NUMBER

2014-18078

2014 Aug 18 10:21:48 AM



REGISTER OF DEEDS



Return to:

Martin P. Pelster, Esq.
CROKER, HUCK, KASHER, DeWITT,
ANDERSON & GONDERINGER, P.C.
2120 SOUTH 72 STREET, SUITE 1200
OMAHA, NE 68124-2356

**RESTRICTIVE COVENANTS
(Lots 4 and 6, Harrison Woods Replat 3)**

Harrison Group, L.L.C., a Nebraska limited liability company (hereafter "Declarant") hereby declare that the following covenants are to run with the land and shall be binding on all present and future owners of all or any part of the following described real estate:

Lots 4 and 6, Harrison Woods Replat 3, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska (the "Restricted Property").

If the present or future owners of any of the Restricted Property, or their grantees, heirs, or assigns, shall violate or attempt to violate any of these covenants, it shall be lawful for Declarant or the owner of Lot 4A, Harrison Woods Replat 3, a subdivision, as surveyed, platted and recorded in Sarpy County, Nebraska (hereinafter the "Benefitted Property") to prosecute any proceedings at law or in equity against the person or persons violating or attempting to violate any such covenant and to prevent him or them from so doing and to recover damages for such violation.

Invalidation of any of these covenants by judgment or court order shall in no way affect any of the other provisions hereof, which shall remain in full force and effect.

1. Limitations as use of Restricted Property. The Restricted Property and the improvements located thereon shall not be used for the operation of veterinary services facility.

2. Duration. These covenants are to run with and bind the Restricted Property until the earlier of: (i) the expiration of five (5) years from the date this document is recorded in the office of the Sarpy County Register of Deeds; (ii) the date the Benefitted Property ceased to be used for the operation of a veterinary services facility; or (iii) the date the then record owner of fee simple title to the Benefitted Property executes and records an

instrument terminating these covenants in the Office of the Register of Deeds, Sarpy County, Nebraska (the "Termination Date"). These covenants shall expire on the Termination Date and shall thereafter be null and void.

3. Severability. If any paragraph or part thereof of this instrument shall be invalid, illegal or inoperative for any reason, the remaining parts so far as possible and reasonable shall be effective and fully operative.

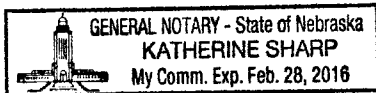
DATED this 13 day of August, 2014.

HARRISON GROUP, L.L.C., ("Declarant")
a Nebraska limited liability company
By: First Management, Inc., Manager

By: Randall Wieseler
Randall Wieseler, Manager

STATE OF NEBRASKA)
) ss.
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 13 day of August, 2014, by Randall Wieseler, President, of First Management, Inc., manager of Harrison Group, L.L.C., a Nebraska limited liability company, on behalf of the company.



Katherine Sharp
Notary Public