

COMPARED

FS

FILED FOR RECORD
POTTAWATTAMIE CO. IA

INST # 008535
RECORDING FEE 10.00
AUDITOR FEE _____
RMA FEE 1.00 ECOM 1.00

2006 NOV 20 AM 8:39

JOHN SCIORTINO
RECORDER

Prepared by	Deborah L. Petersen, P.L.C.			215 South Main St., P.O. Box 893	Council Bluffs, IA 51502-0893	(712) 328-8808
And Return to:	Individual's Name	Street Address	City, State	Zip Code	Phone	
DEBORAH L. PETERSEN #8314						SPACE ABOVE THIS LINE FOR RECORDER

AMENDMENT TO DECLARATION OF RESTRICTIONS AND COVENANTS
FOR
FOX RUN LANDING

This Amendment is made this 20th day of October, 2006, by Western Iowa Land Development, L.L.C., the successor to GOLF, L.L.C., as the Developer of Fox Run Landing, a subdivision in Council Bluffs, Pottawattamie County, Iowa.

The Developer, by virtue of the power reserved to it in Article VII, Paragraph 6 of the DECLARATION OF RESTRICTIONS AND COVENANTS FOR FOX RUN LANDING, dated October 12, 2000, and recorded on October 16, 2000, in Book 101, Page 17717 of the records of Pottawattamie County, Iowa, makes the following amendments thereto.

A. These provisions shall apply to all Lots located in Fox Run Landing and in The Seven at Fox Run Landing, effective upon the recording of this document.

B. ARTICLE VI, Paragraph 4 (d) is amended to read as follows:

(d) The regular annual assessments provided for herein shall be assessed equally against all Lots, improved or not, effective January 1, 2007. The first regular annual assessment shall be adjusted according to the number of months remaining in the calendar year. The Board of Directors shall fix the amount of the annual assessment against each Lot by November 30 of each year. Immediately following the determination, written notice of the annual assessment shall be sent to every owner subject thereto. The due date of the assessment shall be March 1 of each year. The Association shall, upon demand, and for a reasonable charge, furnish a certification signed by an officer of the Association setting forth whether the assessment on a specified Lot has been paid.

