



MISC Inst. # 2019090269, Pg: 1 of 35 Rec Date: 10/22/2019 10:03:22.077

Fee Received: \$214.00 By: MJ

Douglas County, NE Assessor/Register of Deeds DIANE L. BATTIATO

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**THIS PAGE INCLUDED FOR INDEXING  
PAGE DOWN FOR BALANCE OF INSTRUMENT**

(RETURN TO: Villas of Hawthorne Association, Inc  
P.O. Box 390441  
Omaha, NE 68139)

CHECK NUMBER

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**AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS,  
RESTRICTIONS AND EASEMENTS FOR PART OF HAWTHORNE, A SUBDIVISION  
IN DOUGLAS COUNTY, NEBRASKA**

This Amendment Agreement (this "Agreement") is made by the undersigned owners (the "Owners") to that certain Declaration of Covenants, Restrictions and Easements for Part of Hawthorne, a Subdivision in Douglas County, Nebraska, dated December 5, 1996, and recorded with the Douglas County Register of Deeds on December 10, 1996, in Book 1195 at Page 366, Miscellaneous Records (the "Declaration").

**PRELIMINARY STATEMENTS**

WHEREAS, the Declaration was made in connection with the development of residential lots legally described as:

**Lots 121 through 131, inclusive and Lots 136 through 158, inclusive, in Hawthorne, a Subdivision, as surveyed, platted and recorded in Douglas County, Nebraska; Lot 1 in Hawthorne Subdivision Replat 2, a Subdivision as surveyed, platted and recorded in Douglas County, Nebraska; and Lots 1 and 2 in Hawthorne Subdivision Replat 3, a Subdivision as platted and recorded in Douglas County, Nebraska.**

(Such lots are herein referred to as the "Lots".)

WHEREAS, the Declaration was made to provide for the inclusion of the Lots in the membership of the Hawthorne Homeowners Association (the "Homeowners Association"), a Nebraska not for profit corporation.

WHEREAS, Article IV, Section 2 of the Declaration provides that the Declaration may be amended by not less than 60% of the Lots.

NOW, THEREFORE, in consideration of the mutual covenants and agreements set forth below, together with the foregoing preliminary statements, which are made a contractual part hereof, the parties hereby agree as follows:

1. The Declaration is hereby amended by terminating the Declaration.
2. The Owners are no longer members of the Homeowners Association.

IN WITNESS WHEREOF, at least 60% of the Owners of the Lots have executed this Agreement effective as of October 22, 2019.

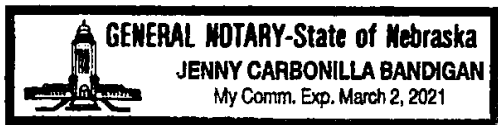
**[Signature Pages Follow.]**



Robert T. Peters  
ROBERT T. PETERS (Owner Name)  
123 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 2<sup>nd</sup> day of October, 2019, by Robert T. Peters.

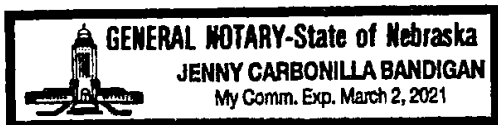


Jenny Carbonilla Bandigan  
Notary Public

Kathleen Peters  
Kathleen M Peters (Owner Name)  
123 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 2<sup>nd</sup> day of October, 2019, by Kathleen M. Peters.



Jenny Carbonilla Bandigan  
Notary Public

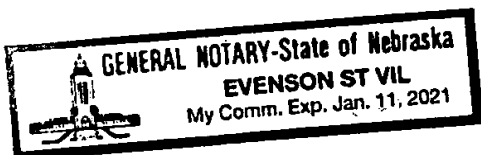
Edward N Champoux  
Edward N Champoux (Owner Name)  
124 (Lot No.)

STATE OF NE )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of September 2019, by Edward N Champoux

[Signature]

Notary Public



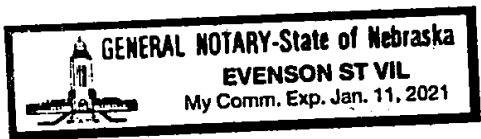
Jacquelyn M Champoux  
Jacquelyn M. Champoux (Owner Name)  
124 (Lot No.)

STATE OF NE )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of September 2019, by Jacquelyn m Champoux

[Signature]

Notary Public

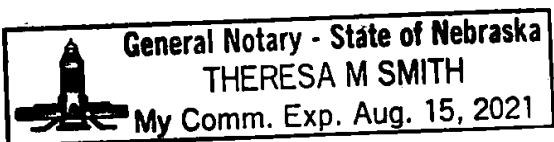


Jeffrey L Thomas  
Jeffrey L. and Diane D. Thomas (Owner Name)  
125 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 8 day of October, 2019, by Jeffrey L. Thomas.

[Signature]  
Notary Public

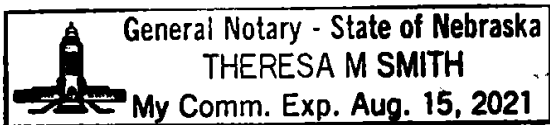


Diane D Thomas  
Diane D. Thomas (Owner Name)  
125 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 8 day of October, 2019, by Diane D. Thomas.

[Signature]  
Notary Public

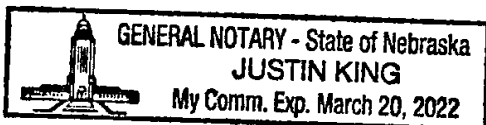




Patricia J. Brownlee  
Patricia J. Brownlee (Owner Name)  
127 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 2<sup>nd</sup> day of October, 2019, by Patricia Brownlee

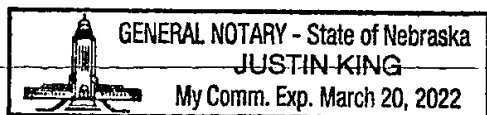


Justin King  
Notary Public

Stephen J. Brownlee  
STEPHEN J. BROWNLEE (Owner Name)  
127 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 2<sup>nd</sup> day of October, 2019, by Stephen Brownlee



Justin King  
Notary Public



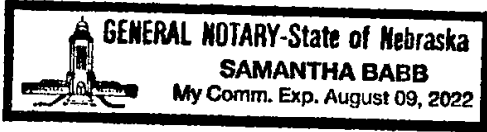


[Signature]  
LARRY EADS (Owner Name)  
#129 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 20<sup>th</sup> day of September 2019, by Larry Eads

[Signature]  
Notary Public



\_\_\_\_\_  
\_\_\_\_\_  
#129 (Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

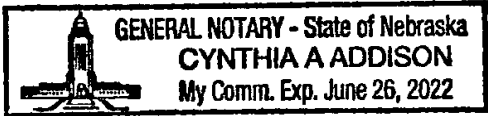
\_\_\_\_\_  
Notary Public

2nd Oct / 2019  
Maresh Agarwal (Owner Name)  
130 (Lot No.)

STATE OF Nebraska  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 2 day of Oct, 2019, by Maresh Agarwal

Cynthia A. Addison  
Notary Public

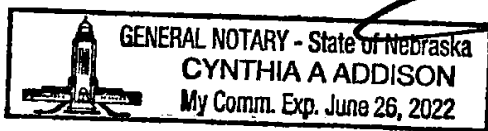


2nd October '2019  
BARSA AGARWAL (Owner Name)  
130 (Lot No.)

STATE OF Nebraska  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 2 day of Oct, 2019, by Barsha Agarwal

Cynthia A. Addison  
Notary Public

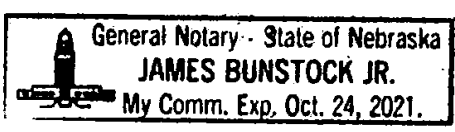


Kris Mustard  
Kimberly R. Mustard (Owner Name)  
136 (Lot No.)  
Hawthorne Subdivision

STATE OF Ne.  
COUNTY OF Lancaster

The foregoing instrument was acknowledged before me this 26 day of 20 September 2019, by Kimberly Mustard

[Signature]  
Notary Public



\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_  
COUNTY OF \_\_\_\_\_

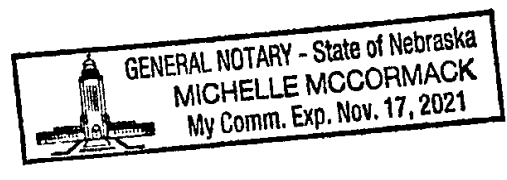
The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Connie Remkus  
CONNIE REMKUS (Owner Name)  
137 Hahme (Lot No.)

STATE OF Nebraska)  
COUNTY OF Douglas)

The foregoing instrument was acknowledged before me this 26 day of September, 2019, by Connie E Remkus



Michelle McCormack  
Notary Public

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

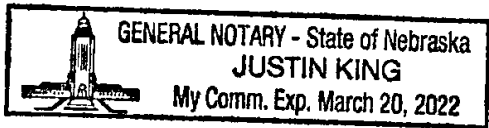
\_\_\_\_\_  
Notary Public

Janet M. Wehrli  
JANET M. WEHRLI (Owner Name)  
138 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 26<sup>th</sup> day of September, 2019, by Janet Wehrli.

Justin King  
Notary Public



\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

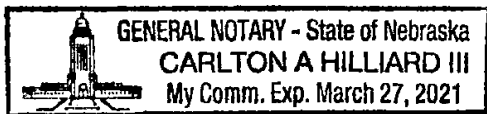
The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Thomas F. Jorgensen  
THOMAS F. JORGENSEN (Owner Name)  
140 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 26<sup>th</sup> day of September, 2019, by Thomas F. Jorgensen



Carlton A Hilliard III  
Notary Public

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

William A. Lawson

WILLIAM A. LAWSON (Owner Name)

141 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Mary A. Lawson

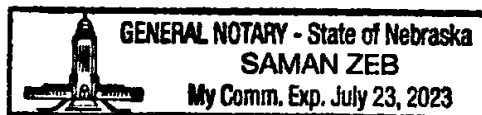
MARY A. LAWSON (Owner Name)

141 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 04 day of OCTOBER 2019, by WILLIAM AND MARY LAWSON.

Saman Zeb  
Notary Public



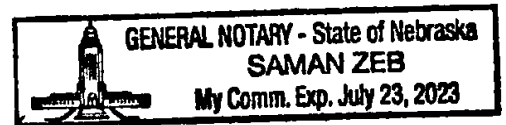


Angela L Bierman  
Angela L Bierman (Owner Name)  
143 (Lot No.)

STATE OF NEBRASKA)  
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 08 day of OCTOBER, 2019, by ANGELA L BIERMAN

[Signature]  
Notary Public

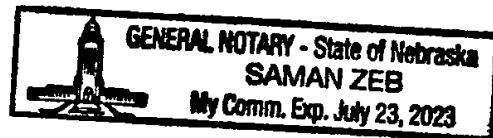


Paul Bierman  
PAUL W BIERMAN (Owner Name)  
143 (Lot No.)

STATE OF NEBRASKA)  
COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 8 day of OCTOBER, 2019, by PAUL W BIERMAN

[Signature]  
Notary Public



Paul J DeCelle  
Janet B DeCelle (Owner Name)  
144 (Lot No.)

STATE OF NE )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of October, 2019, by PAUL & JANET DECELLE

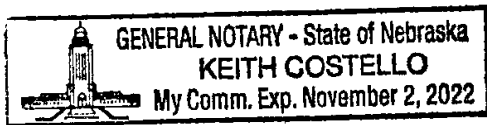


[Signature]  
Notary Public

Paul J DeCelle  
Janet B DeCelle (Owner Name)  
144 (Lot No.)

STATE OF NE )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of October, 2019, by PAUL & JANET DECELLE



[Signature]  
Notary Public

Jeanette R Peters  
Jeanette R Peters (Owner Name)  
145 (Lot No.)

STATE OF Nebraska  
COUNTY OF DOUGLAS

The foregoing instrument was acknowledged before me this 27<sup>th</sup> day of September 2019, by Jeanette R Peters



[Signature]  
Notary Public

\_\_\_\_\_  
(Owner Name)  
\_\_\_\_\_  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

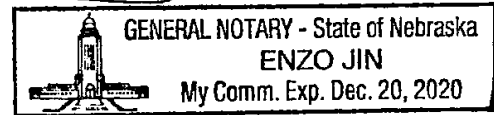
\_\_\_\_\_  
Notary Public

Shirley A. Spieker  
Shirley A. Spieker (Owner Name)  
144 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 7 day of October,  
2019, by Shirley A Spieker

[Signature]  
Notary Public



\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_,  
2019, by \_\_\_\_\_.

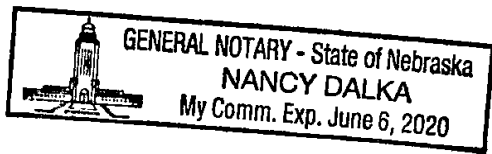
\_\_\_\_\_  
Notary Public

[Signature]  
ROBERT J. SAFAR (Owner Name)  
000147 (Lot No.)

STATE OF Nebraska  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of October, 2019, by Robert J. Safar

[Signature]  
Notary Public

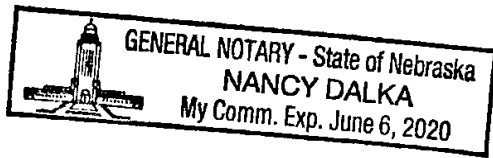


Karen A. Safar  
Karen A. Safar (Owner Name)  
000147 (Lot No.)

STATE OF Nebraska  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of October, 2019, by Karen A. Safar

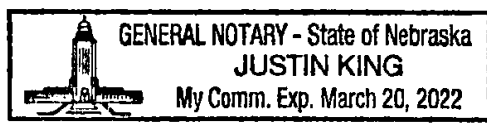
[Signature]  
Notary Public



Trustee of the G Michael Bowman Revocable Trust  
under trust instrument dated October 7, 2006 (Owner Name)  
148 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 23<sup>rd</sup> day of September,  
2019, by Graydon Michael Bowman



Justin King  
Notary Public

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ }

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_,  
2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Elizabeth V. Misek  
Elizabeth V. Misek (Owner Name)  
149 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of October, 2019, by Elizabeth Misek

Samantha Ball  
Notary Public

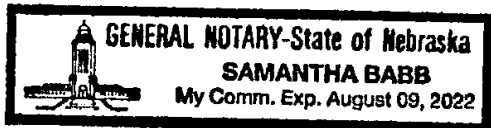


Norman L. Misek  
Norman L. Misek (Owner Name)  
149 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 4<sup>th</sup> day of October, 2019, by Norman Misek

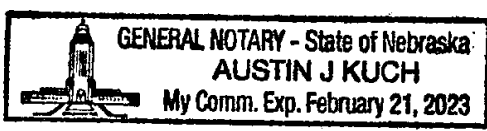
Samantha Ball  
Notary Public



Stephen J. McGovern  
Stephen J. McGovern (Owner Name)  
150 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of October, 2019, by Stephen J. McGovern.

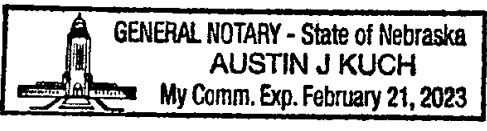


Austin J Kuch  
Notary Public

Marjorie G. McGovern  
Marjorie G. McGovern (Owner Name)  
150 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 7<sup>th</sup> day of October, 2019, by Marjorie G. McGovern.



Austin J Kuch  
Notary Public



David C. Guenther

David C. Guenther (Owner Name)

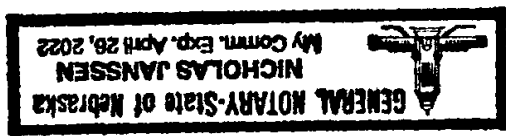
151 (Lot No.)

STATE OF NEBRASKA )

COUNTY OF DODGE )

The foregoing instrument was acknowledged before me this 25 day of SEPTEMBER 2019, by David C. Guenther.

Nicholas Janssen  
Notary Public



Gale L. Guenther

Gale L. Guenther (Owner Name)

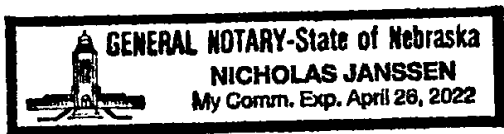
151 (Lot No.)

STATE OF NEBRASKA )

COUNTY OF DODGE )

The foregoing instrument was acknowledged before me this 25 day of SEPTEMBER 2019, by Gale L. Guenther.

Nicholas Janssen  
Notary Public



[Signature]

Dennis S. Minton E/M (Owner Name)

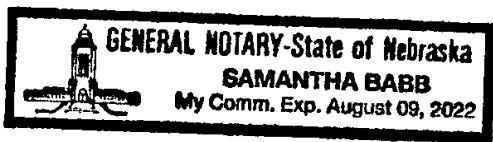
152 (Lot No.)

STATE OF Nebraska)

COUNTY OF Douglas)

The foregoing instrument was acknowledged before me this 23<sup>rd</sup> day of September 2019, by Dennis Minton.

[Signature]  
Notary Public



\_\_\_\_\_

\_\_\_\_\_ (Owner Name)

\_\_\_\_\_ (Lot No.)

STATE OF \_\_\_\_\_)

COUNTY OF \_\_\_\_\_)

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Marilyn R. Mack

Marilyn R. Mack (Owner Name)

153 (Lot No.)

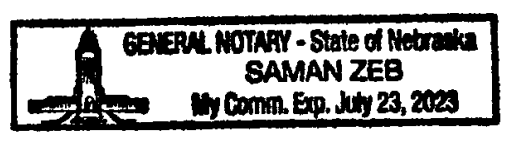
STATE OF NEBRASKA)

COUNTY OF DOUGLAS)

The foregoing instrument was acknowledged before me this 03 day of OCTOBER, 2019, by Marilyn R. Mack

Saman Zeb

Notary Public



\_\_\_\_\_  
(Owner Name)

\_\_\_\_\_  
(Lot No.)

STATE OF \_\_\_\_\_)

COUNTY OF \_\_\_\_\_)

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Mary E Wilhelm  
MARY E WILHELM (Owner Name)  
154 (Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Mary E Wilhelm  
MARY E WILHELM (Owner Name)  
154 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 7 day of October 2019, by Mary E Wilhelm

Ariahanna T Mitchell  
Notary Public



WALTER P. GRAS  
Walter P. Gras (Owner Name)  
155 (Lot No.)

STATE OF NE  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day of October, 2019, by Walter P. Gras



[Signature]  
Notary Public

LYNETTE A. GRAS  
Lynette A. Gras (Owner Name)  
155 (Lot No.)

STATE OF NE  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 29<sup>th</sup> day of October, 2019, by Lynette A. Gras



[Signature]  
Notary Public

Carol A. May  
CAROL A. MAY (Owner Name)  
156 (Lot No.)

STATE OF NE )  
COUNTY OF Saunders )

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of Sept, 2019, by Carol A May.



[Signature]  
Notary Public

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Debra L. Andersen  
Debra L. Andersen (Owner Name)  
000157 (Lot No.)

STATE OF Nebraska  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 25<sup>th</sup> day of September 2019, by Debra L. Andersen

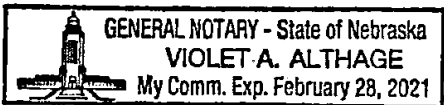


Violet A. Althage  
Notary Public

Arthur S. Andersen  
Arthur S. Andersen (Owner Name)  
000157 (Lot No.)

STATE OF Nebraska  
COUNTY OF Douglas

The foregoing instrument was acknowledged before me this 25<sup>th</sup> day of September 2019, by Arthur S. Andersen



Violet A. Althage  
Notary Public

Danny L. Schneiss

Danny L. Schneiss (Owner Name)

Lot 158, in \_\_\_\_\_ (Lot No.)

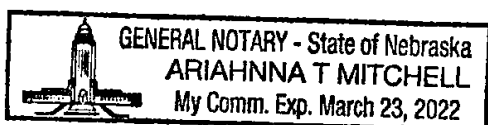
Hawthorne, Douglas County,  
Nebraska

STATE OF Nebraska )

COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 24 day of September 2019, by Danny L. Schneiss

Ariahanna T Mitchell  
Notary Public



Kristine M. Schneiss

Kristine M. Schneiss (Owner Name)

Lot 158, in \_\_\_\_\_ (Lot No.)

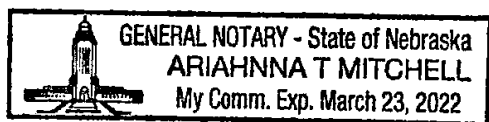
Hawthorne, Douglas County,  
Nebraska

STATE OF Nebraska )

COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 24 day of September 2019, by Kristine M. Schneiss

Ariahanna T Mitchell  
Notary Public





Lori A Sears

LORI S Sears (Owner Name)

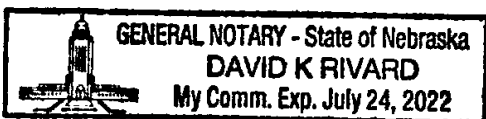
Rep 2 - Lot 1, Biko Irreg (Lot No.)

STATE OF Nebraska )

COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of October, 2019, by David K Rivard

David K Rivard  
Notary Public



Thomas D. Sears

Thomas D. Sears (Owner Name)

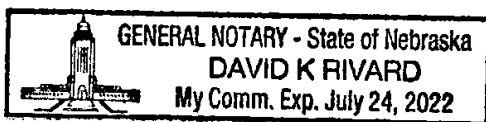
Rep 2 - Lot 1, BIKO Irreg (Lot No.)

STATE OF Nebraska )

COUNTY OF Douglas }

The foregoing instrument was acknowledged before me this 3<sup>rd</sup> day of October, 2019, by David K Rivard

David K Rivard  
Notary Public



Mary H Zebley  
MARY H ZEBLEY (Owner Name)  
133, reg 1st (Lot No.)  
Lot 1

STATE OF NE )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 5<sup>th</sup> day of October, 2019, by Mary H Zebley

[Signature]  
Notary Public



Mary H Zebley  
MARY H ZEBLEY (Owner Name)  
133 (Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public

Lori McGuire  
Lori McGuire (Owner Name)  
2 (Lot No.)

STATE OF Nebraska )  
COUNTY OF Douglas )

The foregoing instrument was acknowledged before me this 30<sup>th</sup> day of September, 2019, by Lori McGuire.

**LINDA J. TENNANT**  
General Notary State of Nebraska  
My Commission Expires  
May 15, 2023.

[Signature]  
Notary Public

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
(Owner Name)  
(Lot No.)

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ )

The foregoing instrument was acknowledged before me this \_\_\_\_ day of \_\_\_\_\_, 2019, by \_\_\_\_\_.

\_\_\_\_\_  
Notary Public