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Carol Higgins
REGISTER OF DEEDS
DODGE COUNTY, NE

CONSENT AND AGREEMENT TO COVENANT AMENDMENTS
FOR LAKE VENTURA SUBDIVISION AND
LAKE VENTURA SUBDIVISION FIRST ADDITION

The undersigned, owners of lots in Lake Ventura subdivision and Lake Ventura Subdivision First Addition, all in Dodge County, Nebraska, do execute this Consent and Agreement in order to amend all covenants filed of record concerning Lake Ventura Subdivision and Lake Ventura Subdivision First addition, including, but not limited to, those covenants recorded in Book 7 at Page 718 and Book 9 at Page 485, all in the Miscellaneous records of the Register of Deeds of Dodge County, Nebraska. The covenants shall be amended as follows:

- I. Covenant #21 is amended to provide:
 - 21. All gasoline fuel tanks and appurtenances must be buried beneath ground level or concealed from view of the street and lake by fence or hedge approved by the Board of Directors upon recommendation by the Architectural Committee.
- II. Covenant #22 is hereby amended to provide as follows:
 - 22. POWER AND ENERGY SOURCES FOR HOMES
 - A. Except as permitted in subparagraph B(i) hereof, the sole source of power or energy for all furnaces, heat pumps, back-up heating, space heating, water heating, clothes drying, cooking and all other appliances shall be electricity or natural gas provided by public utility and/or Sanitary and Improvement District #3. This covenant shall not preclude the use of ornamental woodburning stoves and fireplaces. The use of propane for any one or more of the above-referenced uses is prohibited, except as permitted below.
 - B. The use of propane shall be allowed only in conjunction with outdoor gas grills and in-home fireplaces which are approved for such use by local building codes and the National Fire Protection Codes under the following conditions:
 - (i) Any propane tank used in conjunction with a gas grill or gas fireplace shall have a capacity of no greater than 150 gallons and shall be concealed from view of the street and lake by fence or hedge which is approved by

the Board of Directors upon recommendation by the Architectural Committee. Exposed propane tanks with capacities of 20 pounds or less may be used in connection with portable outdoor gas grills. Only one concealed propane tank shall be allowed for each residence.

(ii) Except as permitted in B(i), above, no other propane or propane tank may be located, stored, installed, buried or utilized on or under any real estate located within Lake Ventura Subdivision and Lake Ventura Subdivision First Addition.

It is the desire and intent of the undersigned that the foregoing Consent and Agreement to Covenant Amendments shall be deemed to be effective and binding as to all lots upon the filing of this Consent and Agreement to Covenant Amendments For Lake Ventura Subdivision and Lake Ventura Subdivision First Addition which represents a 60% majority in interest of the lots in said subdivisions.

Lot 2

Richard H. Boonstra
Richard H. Boonstra

Marjorie A. Boonstra
Marjorie A. Boonstra

Lot 3

Robert L. Wilken
Robert L. Wilken

Darlene A. Wilken
Darlene A. Wilken

Lot 5

Tom L. Sawyer
Tom L. Sawyer

Marka L. Sawyer
Marka L. Sawyer

Lot 10

Gary L. Gocken
Gary L. Gocken

Coralee Gocken
Coralee Gocken

Lot 11

Erik N. Palle
Erik N. Palle

Linda D. Palle
Linda D. Palle

Lot 12

Irene C. Flynn
Irene C. Flynn