

FILED SARPY CO. NE  
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2008-14719

2008 MAY 23 AM 10:06

*Shawn J. Lawler*

REGISTER OF DEEDS

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VERIFY ay D.E. P  
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**FIRST AMENDMENT TO  
DECLARATION OF COVENANTS, CONDITIONS,  
RESTRICTIONS AND EASEMENTS OF SHADOW LAKE,  
A SUBDIVISION IN SARPY COUNTY, NEBRASKA**

(Lots 297 through 648, inclusive, Shadow Lake,  
and Lots 1 through 6 inclusive, Shadow Lake Replat 1)

This FIRST AMENDMENT TO DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS ("First Amendment") is made the 19th day of May, 2008, by SHADOW LAKE DEVELOPMENT, LLC, a Nebraska limited liability company, hereinafter referred to as the "Declarant."

**PRELIMINARY STATEMENT**

By Declaration of Covenants, Conditions, Restrictions and Easements of Shadow Lake dated February 8, 2008, and recorded as Instrument No. 2008-03852, in the records of Sarpy County, Nebraska (herein the "Declaration"), the Declarant imposed covenants, conditions and restrictions on Lots 297 through 648, inclusive, Shadow Lake, and Lots 1 through 6, inclusive, Shadow Lake Replat 1, subdivisions, as surveyed, platted and recorded in Sarpy County, Nebraska.

Declarant has considered amendment of the Declaration for purposes of amending Article I, Section 14. Article IV, Section 2 of the Declaration allows the Declarant to amend the Declaration in any manner which it may determine in its full and absolute discretion for a period of five (5) years from the date of the Declaration.

NOW, THEREFORE, pursuant to the authority granted to the Declarant in Article IV, Section 2 of the Declaration, Declarant hereby amends the Declaration as follows:

1. Article I, Section 14 of the Declaration is hereby deleted in its entirety and the following Section 14 is substituted:

14. A public sidewalk shall be constructed of concrete four (4) feet wide by four (4) inches thick in front of each Lot and upon the street side of each corner Lot. The sidewalk shall be placed four (4) feet back of the street curb line and shall be constructed by the owner of the Lot prior to the time of completion of the main structure and before occupancy thereof; provided, however, this provision shall vary to comply with any requirements of the City of Papillion.

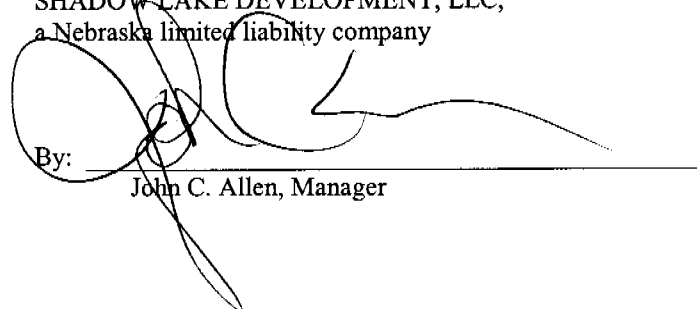
2. Except as amended herein, the Declaration shall remain in full force and effect as previously recorded.

*RUC*  
After recording, please return:  
John Q. Bachman  
PANSHING HOGAN ERNST & BACHMAN LLP  
10250 Regency Circle, Suite 300  
Omaha, NE 68114

2008-14719A

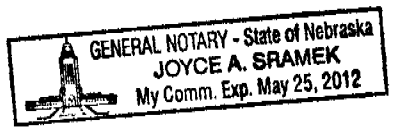
IN WITNESS WHEREOF, the Declarant has caused this Amendment to Declaration to be executed on the date and year first written above.

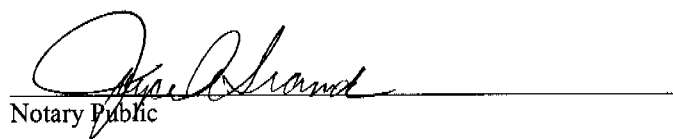
SHADOW LAKE DEVELOPMENT, LLC,  
a Nebraska limited liability company

By:   
John C. Allen, Manager

STATE OF NEBRASKA    )  
  ) ss.  
COUNTY OF DOUGLAS    )

On this 19<sup>th</sup> day of May, 2008, before me, a Notary Public, personally came JOHN C. ALLEN, Manager of SHADOW LAKE DEVELOPMENT, LLC, a Nebraska limited liability company, to me personally known to be the identical person whose name is affixed to the above and foregoing instrument, and he acknowledged the same to be his voluntary act and deed and the voluntary act and deed of said limited liability company.



  
Notary Public