

1157
AMENDMENT TO PROTECTIVE COVENANTS

WITNESSETH:

That F. Pace Woods II, Owner of the following described real estate located in Lincoln, Lancaster County, Nebraska, to-wit:

Lots 1 thru 4 inclusive, Block 1; Lots 1 thru 12 inclusive, Block 2; Lots 1 thru 7 inclusive, Block 3; and Lots 1 thru 5 inclusive, Block 4, Skyline Rolling Hills First Addition to Lincoln, Lancaster County, Nebraska,

did on the 8th day of September, 1974 adopt and establish certain Protective Covenants which were thereafter filed in the office of the Register of Deeds of Lancaster County, Nebraska on September 9, 1974, entered on numerical index filed for record as: Instrument No. 74-15041;

WHEREAS, the undersigned, now being the sole owner of legal title to all of the lots within the said Skyline Rolling Hills First Addition, desires to amend the Protective Covenants;

NOW, THEREFORE, IT IS HEREBY AGREED, that Paragraph (e) of the Protective Covenants heretofore adopted on September 8, 1974, be hereby amended to read as follows after amendment:

"e. No single family residence shall be constructed having a ground floor or first floor area, exclusive of terraces, patios, porches, carports, garages, basements, walkout basements, daylight basements, whether finished or not, of less than 1,700 square feet in the case of a one-story dwelling; nor less than 1,300 square feet on the first floor, and 650 square feet on the second floor of a one and one-half story dwelling; nor less than 1,150 square feet on the first floor, and 1,150 square feet on the second floor in the case of a full two-story dwelling; nor less than 1,700 square feet on the main floor area in the case of a split entry or raised ranch home; nor less than a total of 1,700 square feet

on the main floor, or ground floor area, including the raised living level in the case of a bi-level, split-level dwelling; nor less than 2,000 square feet total on the main floor, or ground floor, including the raised living levels in the case of a tri-level, split-level dwelling. No patio home residence shall be constructed having a ground floor or first floor area, exclusive of terraces, patios, porches, carports, garages, basements, walkout basements, daylight basements, whether finished or not, of less than 1,500 square feet per patio home unit, in the case of a one-story unit, or less than 1,200 square feet ground floor or first floor area in the case of a story and a half, or split-level unit. All such measurements shall be with regard to the ground floor areas or first floor or main area of the residence as defined herein, exclusive of patios, porches, carports, garages, basements, walkout basements, and daylight basements, whether finished or not."

That save and except for this amendment, the Protective Covenants executed on September 8, 1974 and filed as of record September 9, 1974 shall remain in full force and effect as if set out herein verbatim.

Dated this 30th day of January, 1975, at Lincoln, Nebraska.

F Pace Woods II

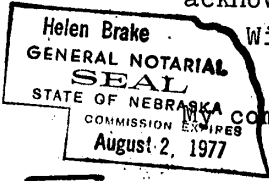
State of Nebraska)
Lancaster County) ss

On this 30 day of January, A.D. 1975 before me, the undersigned Helen Brake, a Notary Public, duly commissioned and qualified for and residing in said County, personally came F. Pace Woods II to me known to be the identical person whose name is affixed to the foregoing instrument and acknowledged the same to be his voluntary act and deed.

Witness my hand and Notarial Seal the day and year above written.

Helen Brake Notary Public

My commission expires the 2nd day of August, 1977.



INDEXED
MICRO-FILED
GENERAL

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LANCASTER COUNTY NEBR.
Kenneth J. Thompson ✓
REGISTER OF DEEDS

1975 JAN 30 PM 3:56

ENTERED ON
NUMERICAL INDEX
FILED FOR RECORD AS:

INST. NO. 75- 1157

\$7.00

Helen Brake
3737 So. 27th (02)