




MISC 2008047717

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BHP \_\_\_\_\_ C/O \_\_\_\_\_ COMP 82  
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MAY 14 2008 15:14 P 6

Received - DIANE L. BATTIATO  
Register of Deeds, Douglas County, NE  
5/14/2008 15:14:23.40  
  
2008047717

**SEVENTH AMENDMENT TO  
DECLARATION AND MASTER DEED  
OF STONE CREEK VILLAGE  
CONDOMINIUM PROPERTY REGIME**

This Seventh Amendment to Declaration and Master Deed of Stone Creek Village Condominium Property Regime (this "Amendment") is made this 7 day of May, 2008, by Triton Homes, L.C., an Iowa limited liability company, doing business in Nebraska as Triton Homes, LLC, hereinafter referred to as the "Declarant", also being sole owner of the real estate subject to the Declaration and Master Deed of Stone Creek Village Condominium Property Regime dated June 7, 2006 and filed June 8, 2006 with the Register of Deeds of Douglas County, Nebraska at instrument number 2006064045, as amended by Amendment to Declaration and Master Deed of Stone Creek Village Condominium Property Regime dated August 11, 2006 and filed August 24, 2006 with the Register of Deeds of Douglas County, Nebraska at instrument number 2006097485, as further amended by Amendment to Declaration and Master Deed of Stone Creek Village Condominium Property Regime dated September 15, 2006 and filed September 22, 2006 with the Register of Deeds of Douglas County, Nebraska at instrument number 2006109651, as further amended by Third Amendment to Declaration and Master Deed of Stone Creek Village Condominium Property Regime dated November 16, 2006 and filed November 17, 2006 with the Register of Deeds of Douglas County, Nebraska at instrument number 2006131643, as further amended by Fourth Amendment to Declaration and Master Deed of Stone Creek Village Condominium Property Regime dated April 19, 2007 and filed April 26, 2007 with the Register of Deeds of Douglas County, Nebraska at instrument number 2007046751, as further amended by Fifth Amendment to Declaration and Master Deed of Stone Creek Village Condominium Property Regime dated May 22, 2007 and filed May 31, 2007 with the Register of Deeds of Douglas County, Nebraska at instrument number 2007061092, as further amended by Sixth Amendment to Declaration and Master Deed of Stone Creek Village Condominium Property Regime dated September 26, 2007, and filed September 27, 2007 with the Register of Deeds of Douglas County, Nebraska at instrument number 2007110277 (the "Declaration").

**PRELIMINARY STATEMENT**

WHEREAS, the Declarant is the Declarant under the Declaration and is the sole owner of the real estate subject to the Declaration, legally described as follows:

PANS1. ✓ 7549

✓ 7549

Lot 1, Stone Creek Village, a subdivision, as surveyed, platted and recorded in Douglas County, Nebraska;

WHEREAS, the Declarant, pursuant to Section 2.1 of the Declaration is granted the right and power to add additional units to the Stone Creek Village Condominium Property Regime (the "Condominium");

WHEREAS, the Declarant wishes to subject to the Declaration phases 13 and 14, as legally described and pictorially identified in the Plans attached to the Declaration as Exhibit "B"; and

WHEREAS, the Declarant desires to amend Exhibit "C" to the Declaration to reflect the addition of such phases 13 and 14;

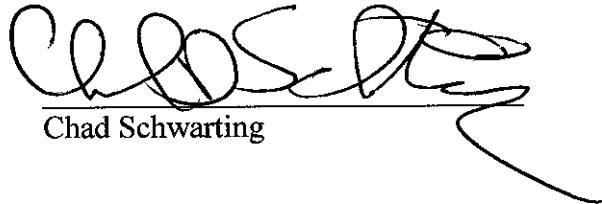
NOW, THEREFORE, the Declarant, pursuant to the rights granted to it under Section 2.1 of the Declaration, hereby amends the Declaration in the following particulars:

1. Exhibit "C" of the Declaration is hereby replaced in its entirety by the attached Allocations, identified as Exhibit "C" hereto and incorporated herein by reference.
2. The addition of phases 13 and 14 and the Units contained therein, are, by this Amendment, authorized for creation and addition to the Declaration, and the Owners of the Units in such phases are hereby granted rights as Unit Owners in the Condominium and members of the Village at Falcon Ridge Condominium Association, a Nebraska not-for-profit corporation.
3. Except as expressly amended herein, the terms and conditions of the Declaration shall continue in full force and effect.

Dated this 7 day of May, 2008.

**DECLARANT:**

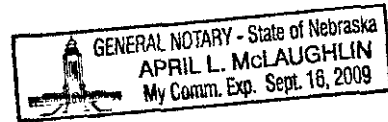
TRITON HOMES, L.C., an Iowa limited liability company, doing business in Nebraska as TRITON HOMES, LLC

  
Chad Schwarting

STATE OF NEBRASKA    )  
                                  ) ss.  
COUNTY OF DOUGLAS    )

The foregoing instrument was acknowledge before me this 7<sup>th</sup> day of May, 2008 by Chad Schwarting of Triton Homes, L.C., an Iowa limited liability company, doing business in Nebraska as Triton Homes, LLC, on behalf of the company.

April L. McLaughlin  
Notary Public



**EXHIBIT C  
ALLOCATIONS**

<u>Unit Number</u>	<u>Percentage</u>
1	1.2195%
2	1.2195%
3	1.2195%
4	1.2195%
5	1.2195%
6	1.2195%
7	1.2195%
8	1.2195%
9	1.2195%
10	1.2195%
11	1.2195%
12	1.2195%
13	1.2195%
14	1.2195%
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133	1.2195%
134	1.2195%
135	1.2195%
136	1.2195%

**Pursuant to Section 2.1 of the Declaration and Master Deed of Stone Creek Village Condominium Property Regime, the above allocations are subject to recalculation upon the**

creation of any additional Units, the reallocation of the boundaries of any Units, the conversion of Units into Common Elements or the conversion of Common Elements to Units.