


 REGISTER OF DEEDS

Counter Pha
 Verity Pha
 D.E. Pha
 Proof Sm
 Fee \$ 34.00
 Ck ☒ Cash 6286

RR: BOB KONECNY
2057
SCRd Form 1, Dated 12/14/1999

34100

200234100A

**AMENDMENT #1 TO DECLARATION AND MASTER DEED OF TIBURON POINTE
CONDOMINIUM PROPERTY REGIME AND BY-LAWS.**

This Amendment made and entered this 10th day of July, 2002, by approval of Unit Owners in accordance with provisions of these By-Laws is hereby adopted for the following properties:

Units 1 through 38 Tiburon Pointe Condo Property Regime.
STEVE COUNTY, NE RTIC

ARTICLE II – CONDOMINIUM UNITS

2.1 The Units. All Condominium Units shall be legally described as shown on the Plat/Plan. The Condominium Project consists of thirty-two (32) Units located on the Property. Each Unit consists of the dwelling together with its Allocated Interests. The Units are further identified on the Plats and Plans recorded pursuant to the terms of this Declaration and the Act. Each Unit's appurtenant percentage of undivided interest in the Common Element shall be allocated on an equal basis. The calculation of this allocation, shall be originally calculated by the Declarant and thereafter by the Association. This fee shall be based on the operation and maintenance costs for these Common Elements and the amount of the assessment will change on a yearly basis according to these costs. Each Unit may be described by its Identifying Number or symbol as shown on the Plat and as set forth on this Declaration and shall be deemed good and sufficient for all purposes and shall be deemed to convey, transfer, encumber or otherwise affect the Unit Owner's corresponding Allocated Interests even though the same is not expressly mentioned or described therein. Ownership of each Unit and the Unit Owner's corresponding share in the Common Elements shall not be separated, nor shall any Unit, by deed, Plat, court decree or otherwise, be subdivided or in any other manner separated into tracts or parcels or lots smaller than the whole Unit as shown on the said Plat and Plan.


Robert J. Konecny, President

7-10-02
Date


Gene Pope, Director

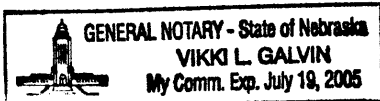
7-17-02
Date

2002-34100 B

STATE OF NEBRASKA)
) ss.
COUNTY OF SARPY)

Before me, a notary public, in and for said county and state, personally came Robert J. Konecny, President of Tiburon Pointe Condominium Association, Inc., a Corporation, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said Corporation.

WITNESS my hand and Notarial Seal this 10th day of July, 2002.



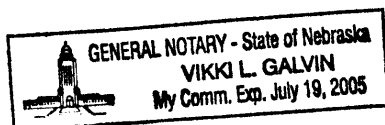


Notary Public

STATE OF NEBRASKA)
) ss.
COUNTY OF SARPY)

Before me, a notary public, in and for said county and state, personally came Gene Pope, Director of Tiburon Pointe Condominium Association, Inc., a Corporation, known to me to be the identical person who executed the above instrument and acknowledged the execution thereof to be his voluntary act and deed and the voluntary act and deed of said Corporation.

WITNESS my hand and Notarial Seal this 17th day of July, 2002.





Notary Public