

FILED SARPY CO. NE.
INSTRUMENT NUMBER
2002-34103
2002 AUG 30 P 3:42 PM

Lloyd J. Dowding
REGISTER OF DEEDS

County: *Rha*
Verify: *A*
D.E.: *Sm*
Proof: _____
Fee \$ 34.00
Ck Cash Exp. L.L.
6286



**THIS PAGE ADDED
FOR RECORDING
INFORMATION.**

**DOCUMENT STARTS ON
NEXT PAGE.**

LLOYD J. DOWDING

SARPY COUNTY REGISTER OF DEEDS
1210 GOLDEN GATE DRIVE, STE 1109
PAPILLION, NE 68046-2895
402-593-5773

5087
RR: BOB KONECNY

2002-34103A

**AMENDMENT #4 TO DECLARATION AND MASTER DEED OF TIBURON POINTE
CONDOMINIUM PROPERTY REGEME AND BY-LAWS**

This Amendment made and entered this 13th day of May, 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
SARPY COUNTY, NE

**ARTICLE VII
ASSOCIATION BY-LAWS & ASSESSMENTS**

7.8 Owner's Personal Obligation for Payment of Expenses. The amount of the Common Expenses assessed by the Association against each Condominium Unit shall be the personal and individual debt of the Owner thereof. No Owner may exempt themselves from liability for this contribution towards the Common Expenses by waiver of the use or enjoyment of any of the Common Elements, the real property and improvements owned by the Association or by abandonment of their Unit. The Board of Directors shall have the responsibility to take prompt action to collect any unpaid assessments that remain unpaid for more than ten (10) days from the date for payment thereof. In the event of default in the payment of the assessment, the Unit Owner shall be obligated to pay interest at the highest percentage rate allowable under Nebraska law on the amount of the assessment from due date thereof, together with all expenses, including attorney's fees incurred together with such late charges as provided by the By-Laws or Rules and Regulations of the Association. Suit to recover a money judgment for unpaid Common Expenses shall be maintainable without foreclosing the lien nor shall such suit be construed to be a waiver of the lien.

Robert J. Konecny

Robert J. Konecny, President

7-10-02

Date

Gene Pope

Gene Pope, Director

7-17-02

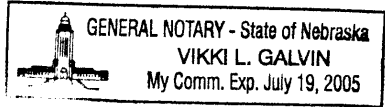
Date

2002-34103B

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.



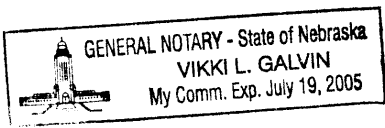
Vikki L. Galvin

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.



Vikki L. Galvin

Notary Public