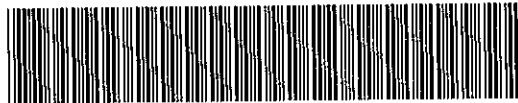


BK 1488 PG 454-456

RICHARD N. TAKECHI  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

2003 JAN 23 PM 3:43



MISC 2003 02687

RECEIVED

*Misc*  
3 FEE 16000 FB 00-43061  
290 BKP C/O COMB

SECOND AMENDMENT TO DECLARATION  
OF COVENANTS, CONDITIONS, RESTRICTIONS  
AND EASEMENTS OF WEST SHORES, A SUBDIVISION  
IN DOUGLAS COUNTY, NEBRASKA

*ATI  
29  
Sharon*

THIS SECOND AMENDMENT to the Declaration of Covenants, Conditions, Restrictions and Easements of West Shores, a subdivision in Douglas County, Nebraska, dated February 15, 2001, and recorded on February 22, 2001 in Book 1370 at Pages 1-16 of the Miscellaneous Records of the Register of Deeds of Douglas County, Nebraska (the "Declaration"), is made on the date shown on the close of this instrument, by Century Development, L.L.C., a Nebraska limited liability company, who is the owner of the real property herein described and who is the Declarant under the Declaration.

WITNESSETH:

WHEREAS, Declarant is the owner of certain property in Douglas County, Nebraska, which was made subject to the Declaration and is more particularly described as follows:

Lots 1 through 242 and 246 through 294 in West Shores, a Subdivision in Douglas County, Nebraska (the "Property").

WHEREAS, Declarant desires to amend the Declaration and make the Property subject to the following amendments to the covenants, conditions, restrictions and easements set forth in the Declaration:

Return to: Century Development, 3323 North 107<sup>th</sup> Street, Omaha, NE 68134

*Marilyn*

NOW, THEREFORE, Declarant hereby declares that all of the Property hereinabove described shall be held, sold and conveyed subject to the following amendments to the easements, restrictions, covenants and conditions set forth in the Declaration and as amended herein, for the purpose of protecting the value and desirability of, and which shall run with all of said Property, and shall be binding on all parties having any right, title or interest in said Property or any part thereof, and their heirs, successors and assigns, and shall inure to the benefit of each owner thereof.

The Declaration is amended as follows:

1. Article I, subparagraph 6 shall be amended in its entirety to read as follows:

6. All exposed foundation walls must be covered with material such as brick, stone, EFIS, or material approved by (DRB). All driveways must be constructed of concrete, brick, paving stone, or laid stone. Fireplace chimneys shall be covered with materials approved by (DRB). The roof of all Improvements shall be covered with Wood cedar shingles or shakes, slate, tile, simulated shakes, composition asphalt shingles of not less than 360 pounds per square, or other material approved by (DRB). The minimum roof pitch allowed on ranch or one and one-half story residences shall be 6/12. The residential siding types that shall not be allowed are 4' X 8' - 4' X 9' vertical type panels and logs. Horizontal vinyl, steel, wood, or concrete lap siding is allowed so long as such lap siding does not exceed eight inches where exposed to weather, with only low sheen finishes being acceptable which must be approved by the (DRB). The Residential colors allowed shall be earthtones as approved by (DRB).

2. Except as otherwise amended herein, all of the terms and conditions of the original Declaration shall remain in full force and effect as stated.

IN WITNESS WHEREOF, the undersigned, being the owner of all the Property and being the Declarant, hereby adopts this second amendment to the Declaration for the Property described herein on this 21<sup>st</sup> day of November, 2002.

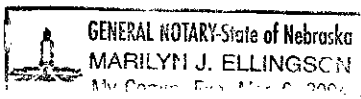
CENTURY DEVELOPMENT COMPANY, L.L.C.,  
A Nebraska limited liability company,

By: F & J Enterprises, Inc., a Nebraska corporation,  
its sole member,

By: Frank R. Krejci  
Frank R. Krejci, President

STATE OF NEBRASKA )  
                                  ) ss:  
COUNTY OF DOUGLAS )

On this 21<sup>st</sup> day of November, 2002, before me, the undersigned, a Notary Public in and for the State of Nebraska, personally appeared Frank R. Krejci, to me personally known, who being by me duly sworn, did say that he is the President of F & J Enterprises, Inc., a Nebraska limited liability company, executing the foregoing instrument, that the instrument was signed on behalf of the corporation as a member of and for Century Development Company, L.L.C., a Nebraska limited liability company by authority of the limited liability company, and its member and that he as the officer acknowledged execution of the instrument to be the voluntary act and deed of the Corporation and the limited liability company by it and by the officer voluntarily executed.



Marilyn J. Ellingson  
Notary Public in and for said State

