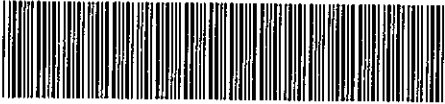




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RICHARD M TAKECH.  
REGISTER OF DEEDS  
DOUGLAS COUNTY, NE

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WOODSTONE PROPERTY OWNERS ASSOCIATION, INC.

AMENDEMENT TO AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS

As directed at the regular annual meeting of the WOODSTONE PROPERTY OWNERS ASSOCIATION, INC. on April 30, 2000, at which time a quorum was present this amendment to the Declaration of Covenants, Conditions and Restrictions shall supercede the Declaration of Covenants, Conditions and Restrictions of the Woodstone Property Owners and all amendments thereto, and includes all of the following documents: (1) dated February 9, 1976 and recorded in Book 561, Pages 135 to 148, inclusive; (2) dated June 18, 1979 and recorded in Book 616, Pages 356 to 375, inclusive; (3) dated December 30, 1980 and recorded in Book 644, Pages 268 to 272, inclusive; (5) dated June 24, 1981 and recorded in Book 654, Pages 328 to 329, inclusive; (6) dated June 30, 1982 and recorded in Book 673, Pages 154 and 155; and (7) dated April 15, 1998 and recorded in Book 1244, Page 665.

Whereas, this amendment shall be filed of record against the following described real estate, to wit:

Lots one (1) through thirty-seven (37), inclusive, <sup>53-44811</sup> Woodstone Replat; Lots one (1) <sup>53-44813</sup> through thirteen (13), inclusive, Woodstone II, which is a replatting of part of Lot five (5), Marshall and Lobeck's Addition; Lot one (1), Orchard Heights, 1<sup>st</sup> - <sup>53-28760</sup> Addition; Lot six (6), Marshall and Lobeck's Addition, all of the preceding as - <sup>53-23960</sup> surveyed, platted and recorded in Douglas County Nebraska; and any other real property the Association may annex in the future.

Effective April 30, 2000 the Declaration of Covenants, Conditions and Restrictions are amended as follows:

Article 5.4.2 shall have the words "or transfer" deleted from the 4<sup>th</sup> line, and shall read:

Owner Occupied Housing. The properties within the Association are intended as Owner-occupied dwellings. Nonetheless, the Association recognizes that an Owner may, at times, need to lease, contract, or barter a property. Therefore, this Declaration allows for non-owner occupancy of dwellings under the following conditions: 1) No Owner may lease, loan, donate, barter or contract any dwelling without written consent of the Board, 2) No Owner may own more that one dwelling at a time within the Association without written consent of the Board.

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Article 12.1 shall have the phrase Vehicle/car added to the second sentence following the word "NO", and shall read:

Designated Parking Areas. Vehicles shall be parked only in designated parking areas as specified in a manual of parking regulations published by the Board. No vehicle/car, truck, trailer, boat, RV or machinery shall be parked for more than 72 hours in any driveway or parking area without prior approval of the Board. Infractions of parking regulations may result in assessments of up to \$10 per day.

Article 12.9 shall change the reference within the second sentence from "7 days" to "3 days" and shall read:

Garage and Estate Sales. Garage sales of any kind are prohibited within the Association properties. Estate sales of short duration (up to 3 days) may be held provided written permission is obtained from the Board in advance of the sale. No Owner shall be entitled to more than one estate sale in any 10-year period.

IN WITNESS WHEREOF, Declarant has executed this Amendment of Declaration of Covenants, Conditions, and Restrictions at Omaha, Douglas County,

WOODSTONE PROPERTY  
OWNERS ASSOCIATION, INC.

BY *Bruce Froendt*  
Bruce Froendt  
Its President

Attest:

*Catherine Harrahan*  
Catherine Harrahan  
Its Secretary

STATE OF NEBRASKA )  
                          ) SS.  
COUNTY OF DOUGLAS)

Before me, a Notary Public qualified for said County, personally appeared Bruce Froendt, President of Woodstone Property Owners Association, Inc. a Nebraska non-profit corporation, known to me to be the President and identical person who executed the foregoing instrument, acknowledged the execution thereof to be his voluntary act and deed as such officer and the voluntary act and deed of said corporation, and declared the execution and delivery thereof to be duly authorized and its corporate seal to be thereto affixed by its authority.

WITNESS my hand and Notarial Seal on May 5, 2000.



Page 2 of 2  
3 of 3

BT

*Debra S. Koseluk*