

RECORDED
12/29/1998 15:48:30
RECORDER
VIRGINIA L. YOUNG
ALLEN COUNTY, IN

**FIRST AMENDMENT
TO THE DEDICATION AND DECLARATION OF PROTECTIVE RESTRICTIONS,
COVENANTS, LIMITATIONS, EASEMENTS AND APPROVALS APPENDED TO
AS A PART OF THE DEDICATION AND PLAT OF
ABBEY PLACE VILLAS, SECTION II
A SUBDIVISION OF ABOITE TOWNSHIP, ALLEN COUNTY, INDIANA**

Doc. No.	980092726
Receipt No.	33161
DCFD	3.00
MISL	8.00
MISL	1.00
Total	12.00

PLAT CABINET C, PAGE 139

Pursuant to the provisions of Article VII, Section 26, of the Dedication and Declaration of Protective Restrictions, Covenants, Limitations, Easements and Approvals Appended to as Part of the Dedication and Plat of Abbey Place Villas, Section II, which was recorded on November 21, 1996, as Document 960064968, in the Office of the Recorder of Allen County, Indiana, the undersigned Springmill Woods Development Corp. d/b/a Lancia Construction, an Indiana corporation, and Kenneth W. Maxfield hereby make and effect the following change, alteration and modification in and to said Dedication and Declaration:

- Article VII, Section 3, of the Dedication and Declaration of Protective Restrictions shall be amended to read as follows:

Section 3. No Dwelling Unit shall be located on any Lot nearer to the street line than the minimum building set back lines shown on the recorded plat.

No Dwelling Unit shall be located on any interior Lot nearer than 25 feet to the rear lot line with the exception of lots Numbered 88, 89, 90 and 91. No Dwelling Units on said Lots Numbered 88, 89, 90 and 91 shall be located on the interior Lot nearer than 20 feet to the rear lot line.

- All other terms and provisions of the Dedication and Declaration of Protective Restrictions shall remain in full force and effect and shall not be altered or modified except as specifically set forth in this Amendment.

IN WITNESS WHEREOF, Springmill Woods Development Corp. d/b/a Lancia Construction, a corporation organized and existing under the laws of the State of Indiana, has hereunto set its hand by its duly authorized officer, and Kenneth W. Maxfield has set his hand, this 24th day of September, 1998

**SPRINGMILL WOODS DEVELOPMENT
CORP. d/b/a LANCIA CONSTRUCTION**

BY :

James J. Lancia, President

Kenneth W. Maxfield
Kenneth W. Maxfield

AUDITOR'S OFFICE
Duly entered for taxation. Subject
to final acceptance for transfer.

98

14572
AUDITORS NUMBER


DEC 29 1998

James W. Brown
AUDITOR OF ALLEN COUNTY

*12
B.W.*

STATE OF INDIANA)
) SS:
COUNTY OF ALLEN)

WITNESS my hand and notarial seal this 24th day of September, 1998.


Notary Public Linda L. Dickmeyer
Resident of Allen County, Indiana.

PREPARED BY DICKMEYER & ASSOCIATES
KERRY DICKMEYER

Box