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201515017692

FILED FOR RECORD IN
TIPPECANOE COUNTY, IN
SHANNON WITHERS, RECORDER
09/24/2015 10:25:43AM
COVENANTS 18.00

**AMENDMENT TO
DECLARATION OF COVENANTS,
CONDITIONS AND RESTRICTIONS
FOR
AVALON BLUFF**

This Amendment to Declaration of Covenants, Conditions and Restrictions for Avalon Bluff is dated August 27, 2015, and is made by Avalon Bluff Homeowners' Association, Inc.

Whereas, the Declaration of Covenants, Conditions and Restrictions for Avalon Bluff was recorded in the Office of the Recorder of Tippecanoe County Indiana, on December 2, 2005, as Document Number 05028885 (the "Declaration"); and

Whereas, the Declaration allows for amendment by the written consent of voting Members representing at least seventy-five percent (75%) of the Members;

Whereas, 77.38% of the Members have provided written consent approving this Amendment.

Now, therefore, the Declaration is hereby amended as follows:

Article VII, Section 7.11 is hereby amended and restated as follows:

Section 7.11 Storage Sheds and Temporary Structures. Except as may be utilized by Developer during the Development Period, no shack, trailer or other similar detached structure shall be placed upon a Lot or the Common Areas. Party tents or similar temporary structures may be erected for special events with prior written approval of the Committee or the Developer and overnight camping tents will be allowed as long as they are not up longer than forty-eight (48) hours. A single storage shed, or mini-barn, shall be permitted on a Lot with written approval of the Committee subject to the following guidelines:

a) Approvals: Any storage shed or mini-barn shall be subject to the prior written approval of the Committee.

b) Foundation: Any storage shed or mini-barn shall be placed upon a securely anchored/permanent foundation.

c) Building Materials: Any storage shed or mini-barn shall be constructed of new materials of exterior grade wood product or molded vinyl materials. No metal construction will be approved.

d) Size: Any storage shed or mini-barn shall be limited in size as to where neither the length nor width may exceed ten (10) feet. All storage sheds or mini-barns shall be limited to ten (10) feet in height.

e) Exterior Colors: Any storage shed or mini-barn shall be painted or colored to coordinate with the colors of the dwelling unit located on the Lot and shall be architecturally and aesthetically compatible with the dwelling unit.

f) Location: Any storage shed or mini-barn shall be freestanding and not be placed on the easements of the Lot, and shall not be placed within 5 feet of the perimeter of the Lot. Storage sheds or mini-barns must be at least 30 feet from any pond. The storage shed or mini-barn must be placed in the rear of the yard, except corner lots where the storage shed or mini-barn can be located in the side yard of a Lot within a privacy fence, provided that it opens to the rear yard. The Committee reserves the right to deny any storage shed if it feels will block the view of the pond on pond Lots.

Any storage shed or mini-barn installed without Committee approval will be subject to removal at the property Owner's expense. If a storage shed or mini-barn is installed without Committee approval and not removed within 30 days written notice from the Association, the Owner will be subject to a \$100.00 per month fine until removed.

In all other respects, the Declaration remains unchanged and in full force and effect.

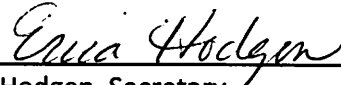
CERTIFICATION

The undersigned do hereby certify that they are the President and Secretary of Avalon Bluff Homeowners' Association, Inc. and that the foregoing Amendment was approved by the written consent of 77.38% of the Members.

AVALON BLUFF HOMEOWNERS' ASSOCIATION, INC.

By: 

Anthony (AJ) Keith, President

By: 

Erica Hodgen, Secretary

STATE OF INDIANA)
)SS:
COUNTY OF TIPPECANOE)



Anthony (AJ) Keith and Erica Hodgen, the President and Secretary, respectively, of Avalon Bluff Homeowners' Association, Inc., personally appeared before me, a Notary Public, on September 18th 2015, and signed or affirmed signing the above document.

To acknowledge this action, I am signing below and placing my notary seal on this document.

Megan K. Shoaf
Printed: Megan K. Shoaf
Notary Public
County of Residence: Tippecanoe
My Commission Expires: 8/17/2019

PREPARER'S AFFIRMATION STATEMENT

I affirm, under the penalties for perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law. By: Andrew S. Gutwein, Preparer

This instrument was prepared by Andrew S. Gutwein of Gutwein Law, 250 Main Street, Suite 590, Lafayette, IN 47901; Telephone: (765) 423-7900