

TITAN TITLE SERVICES, LLC
2017-215

**FIRST AMENDMENT TO THE
DEDICATION, PROTECTIVE RESTRICTIONS, COVENANTS
LIMITATIONS, EASEMENTS, AND APPROVALS
OF THE PLAT OF LAKES OF LEO CREEK, SECTION I,
A SUBDIVISION IN SECTION 16 OF CEDAR CREEK TOWNSHIP,
(TOWNSHIP 32 NORTH, RANGE 13 EAST)
ALLEN COUNTY, INDIANA**

[Cross-Reference to Plat Cabinet G, Page 164 and Document No. 2016069670]

The undersigned, being the Developer as that term is defined according to the Dedication, Protective Restrictions, Covenants, Limitations, Easements and Approvals of the Plat of Lakes of Leo Creek, Section 1, a Subdivision in Section 16 of Cedar Creek Township, (Township 32 North, Range 13 East), Allen County, Indiana, recorded as Document No. 2016069670 ("Covenants") in the Office of the Recorder of Allen County, Indiana ("Recorder's Office"), hereby approves this First Amendment to the Covenants.

RECITALS

A. Pursuant to Section 8.3 of the Covenants, the Developer has the unilateral right to amend the Covenants for a period of two years from the date of the recordation of the Plat and Covenants. The Plat and Covenants were recorded on November 29, 2016 at Plat Cabinet G, Page 164 and Document No. 2016069670.

B. All matters in the Covenants not specifically changed by this Amendment shall remain the same in valid force and effect. In the case of a conflict between the Covenants and this Amendment, this Amendment shall control.

C. All terms capitalized in this Amendment shall have the same meaning as those ascribed in the defined terms of the Covenants, unless any contrary meaning to the term is clearly indicated in this Amendment.

The Developer wishes to amend the Covenants as follows:

3300608-First Amendment to Covenants



AMENDMENT

1. Section 7.36 of the Covenants shall be added as follows:

7.36 **Ingress/Egress Easement.** The Developer grants an ingress and egress easement over and across a portion of the common area designated on the Plat as Block C to the owner of the real estate immediately east of and adjacent to Block C for a single family residence. The ingress and egress rights granted under this Section 7.36 may be further defined in a separately recorded grant of easement from the Developer to the adjacent land owner. Developer is the owner of Block C as of the date of this Amendment.

IN WITNESS WHEREOF, the undersigned Developer, pursuant to Section 8.3 of the Covenants has approved and agreed to this Amendment as of the 20th day of April, 2017.

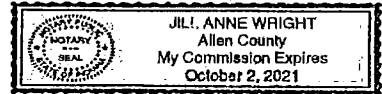
LAKES OF LEO CREEK DEVELOPMENT, LLC

By: Kathleen M. Hartman

Printed Name: Kathleen M. Hartman

Title or Position: member

STATE OF INDIANA)
) SS:
COUNTY OF ALLEN)



Before me, a Notary Public in and for said County and State, personally appeared Kathleen M. Hartman the Member of the Lakes of Leo Creek Development, LLC, who acknowledged the execution of the foregoing, and who, having been duly sworn, stated that the facts and matters set forth in it are true and correct.

Witness my hand and Notarial Seal this 20th day of April, 2017.

My Commission Expires _____
Resident of _____ County

Signature: [Handwritten Signature]
Printed _____
Notary Public

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.

Katny Lepper
(name printed, stamped or signed w/print)

This instrument prepared by Patrick R. Hess, Attorney at law,
Beckman Lawson, LLP, P.O. Box 800, Fort Wayne, Indiana 46801-0800.

