

Document Number

DANE COUNTY  
REGISTER OF DEEDS

DOCUMENT #  
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Exempt #:

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Pages: 3

**THIRD AMENDMENT TO  
DECLARATION OF PROTECTIVE COVENANTS AND  
RESTRICTIONS FOR THE PLAT OF GARDENS AT  
WILLOWBROOK, CITY OF SUN PRAIRIE, DANE  
COUNTY, WI**

000553

Record this document with the Register of Deeds

Name and Return Address:

Gail Foltman  
Veridian Homes  
6801 South Towne Drive  
Madison, Wisconsin 53713

See Exhibit A  
(Parcel Identification Number)

**WHEREAS**, MB Real Estate I, LLC Owner and Developer of the plat of Gardens at Willowbrook, City of Sun Prairie, Dane County, WI (the "Plat") caused to be placed of record certain Protective Covenants and Restrictions (the "Restrictions") on the Plat which Restrictions were recorded on March 22, 2001, with the Dane County Register of Deeds office as Document No.3299712, and amended on January 30, 2004 with the Dane County Register of Deeds office as Document No. 3868295 ("First Amendment") and amended on August 24, 2004 with the Dane County Register of Deeds office as Document No. 3958780 ("Second Amendment"); and

**WHEREAS**, Developer is, as of the date hereof, the fee simple owner of more than one lot in the Plat and is desirous of amending certain provisions of the Restrictions.

**NOW, THEREFORE**, Developer does hereby, for itself, its successors and assigns amend the Restrictions as follows:

- 1) All capitalized terms as used herein, if not specifically defined herein, shall have the same definition as provided in the Restrictions.
- 2) Paragraph J, Certain rights of the Association, Subparagraph 1: Sentence 4 shall be amended to read: The Association, or the Management Company, on its behalf, shall levy annual general assessments ("**General Assessments**") against each Lot beginning January 1, 2005 or the purpose of maintaining a fund from which Common Expenses may be paid.


Except as herein specifically amended all other terms, conditions, covenants and restrictions shall remain unchanged.

Dated as of the 28<sup>th</sup> day of January, 2005

000554

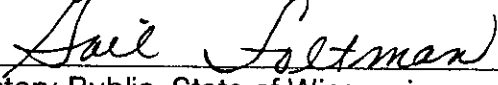
**MB REAL ESTATE I, LLC**

**By: Veridian Development, LLC, Its Sole Member**

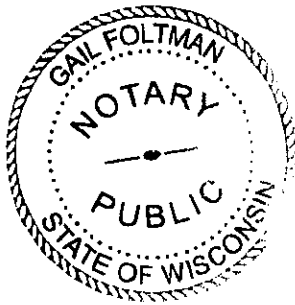
By:   
Donald A. Esposito, Jr., Assistant Secretary

STATE OF WISCONSIN )  
  )ss>  
COUNTY OF DANE        )

Personally came before me this 28<sup>th</sup> day of January, 2005, the above named Donald A. Esposito, Jr. to me known to be the person who executed the foregoing instrument and acknowledged the same in the capacity and for the purposes therein intended.

  
Notary Public, State of Wisconsin  
My Commission expires: 2/25/07

**THIS DOCUMENT DRAFTED BY:**  
**Gail Foltman**  
**6801 South Towne Drive**  
**Madison, WI 53713**



## EXHIBIT "A"

|                 |                 |                 |                 |
|-----------------|-----------------|-----------------|-----------------|
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