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**CATHY WILLIQUETTE LINDSAY  
BROWN COUNTY RECORDER**

**GREEN BAY, WI**

**RECORDED ON**

**04/01/2011 08:55 AM**

**REC FEE: 30.00**

**EXEMPT #**

**PAGES: 3**

FIRST AMENDMENT TO  
RESTRICTIVE COVENANTS  
Document Title

Document Number

Recording Area

Name and Return Address

Classic View Properties LLC  
3313 Cottage Hill  
Green Bay WI 54311

Parcel Identification Number (PIN)

This information must be completed by submitter: document title, name & return address, and PIN (if required). Other information such as the granting clauses, legal description, etc., may be placed on this first page of the document or may be placed on additional pages of the document. **USE BLACK INK.**  
WRDA Rev. 7/2/2010

FIRST AMENDMENT TO  
RESTRICTIVE COVENANTS AFFECTING  
THE PLAT OF CLASSIC VIEW ESTATES, LOTS 1-29  
LOCATED IN BROWN COUNTY, WISCONSIN

This First Amendment to Restrictive Covenants for Classic View Estates is executed as of this 31<sup>st</sup> day of March, ~~2008~~ 2011, by Classic View Properties, LLC, and the lot owners.

WHEREAS, Classic View Properties, LLC, a Wisconsin Limited Liability Company, executed the Restrictive Covenants for Classic View Estates dated March 15, 2006, recorded April 7, 2006 @ 11:39 AM, as Document No. 2249433; and

WHEREAS, the owners of the lots in said subdivision are as follows: Classic View Properties, LLC; Kevin & Tracy Fager; Peter and Rebecca Delain; Johnathan Sylvester; Kim & Sharon Kidney; James and Susan Walters; David and Dierdre Radosevich; Patrick and Patricia Driscoll; Van's Lumber & Custom Builders, Inc.; Michael Porembski; Chad & Erika Bronkhorst; Derrick and Stacy Washington; and David & Christine Glodowski.

WHEREAS, Classic View Properties, LLC (hereinafter "Declarant"), is the owner of lots 1 – 7, 12 – 14, 22 – 26 and 29, and the owners of the other lots are attached located in the aboved named Plat.

WHEREAS, Declarant and lot owners desire to amend the Restrictive Covenants in order to incorporate certain changes to the Restrictive Covenants; and

NOW THEREOF, the Declarant and lot owners hereby make the following amendment to the restrictive covenants as to limitations, restrictions, and uses to which the lots in said development may be put and hereby specifies that such amendment shall constitute covenants to run with the land, as provided by law, and shall be binding on all parties and all persons claiming under them, and for the benefit of and limitations on all future owners and person claiming under them.

1. The proposed plans are to be submitted to Classic View Properties, LLC at 3313 Cottage Hill, Green Bay, Wisconsin 54311 for review.
2. All homes built on Lots 1 - 29 shall meet the following square footage restrictions: Ranch – minimum 1800 square feet; 1 ½ or 2 story – minimum 200 square feet. Walkout or exposed basement square footage is not included in this restriction amount (required square footage restriction is above ground). The Declarant shall review and approve said plans so that this reduction in square footage restriction does not

negatively affect the assessed value of the existing homes in the subdivision.

- 13. Above ground pools may be allowed subject to written approval by Declarant.
- 15. No residence shall be constructed with visible solar panels on the outside of the home or on the lot.

Dated: 3-31-11, 2008-2011

By: Classic View Properties, LLC

Kevin M. Fager Managing Member  
 Kevin M. Fager, Managing Member

Lot 16 Owners:

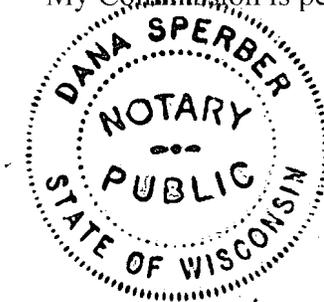
Kevin M. Fager  
 Kevin M. Fager

Tracy Fager  
 Tracy Fager

STATE OF WISCONSIN    )  
   )SS  
 COUNTY OF BROWN     )

Personally came before me this 31<sup>st</sup> day of March, ~~2008~~<sup>2011</sup>, the above named Kevin M. Fager and Tracy Fager to me known to be the persons who executed the foregoing instrument acknowledged the same.

Dana Sperber  
 By: Dana Sperber  
 Notary Public, State of Wisconsin  
 My Commission is permanent/expires: 1-18-2015



Drafted by Ellen Goltz.