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MICHAEL B. BROWN
RECORDER

**THIRD SUPPLEMENTAL AMENDMENT
TO DECLARATION OF COVENANTS AND RESTRICTIONS
FOR COPPER CREEK, UNIT 1 SUBDIVISION, AN
ADDITION TO THE CITY OF CROWN POINT,
LAKE COUNTY, INDIANA**

THIS THIRD SUPPLEMENTAL AMENDMENT (this "Third Supplemental Amendment") to Declaration of Covenants and Restrictions for Copper Creek, Unit 1 Subdivision shall be read and construed together with the Declaration of Covenants and Restrictions for Copper Creek, Unit 1 Subdivision, which was recorded on June 30, 2014 as Document No. 2014 037246 in the Office of the Recorder of Lake County, Indiana (hereinafter, the "Original Declaration"), along with the Supplement Amendment to Declaration of Covenants and Restrictions, which was recorded on July 1, 2015 as Document No. 2015 040604 in the Office of the Recorder of Lake County, Indiana (hereinafter, the "First Supplemental Amendment") and the Second Supplemental Amendment to Declaration of Covenants and Restrictions, which was recorded on May 24, 2016 as Document No. 2016 031716 in the Office of the Recorder of Lake County, Indiana (hereinafter, the "Second Supplemental Amendment," and collectively with the Original Declaration and the First Supplemental Amendment, the "Master Declaration").

**Document is
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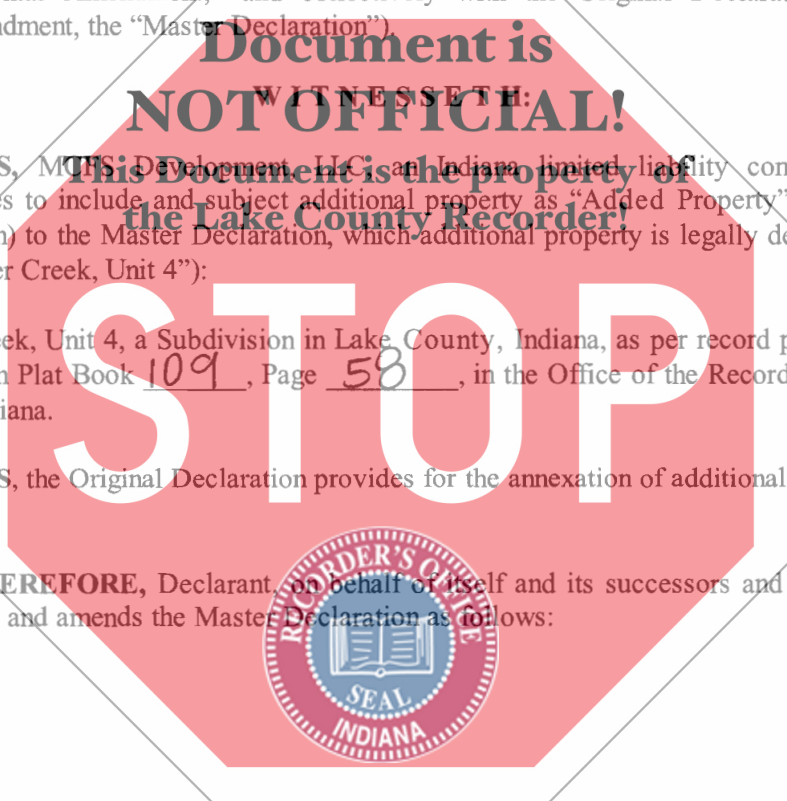
WITNESSETH:

WHEREAS, MCHS Development, LLC, an Indiana limited liability company (hereinafter, "Declarant"), desires to include and subject additional property as "Added Property" (as defined in the Original Declaration) to the Master Declaration, which additional property is legally described as follows (hereinafter, "Copper Creek, Unit 4"):

Copper Creek, Unit 4, a Subdivision in Lake County, Indiana, as per record plat thereof appearing in Plat Book 109, Page 58, in the Office of the Recorder of Lake County, Indiana.

WHEREAS, the Original Declaration provides for the annexation of additional property in Article XVIII.

NOW, THEREFORE, Declarant, on behalf of itself and its successors and assigns in interest, hereby supplements and amends the Master Declaration as follows:



027661

DULY ENTERED FOR TAXATION SUBJECT
FINAL ACCEPTANCE FOR TRANSFER

NOV 21 2016

JOHN E. PETALAS
LAKE COUNTY AUDITOR

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I.

ADDED PROPERTY AFFECTED BY THE MASTER DECLARATION

Pursuant to Sections 18.01 (“Annexation Without Approval of Membership”) and 18.02 (“Power to Amend”) of the Original Declaration, Declarant hereby adds Copper Creek, Unit 4 to the property described as the “Development Area” and “Submitted Parcel” in Exhibit “A” of the Master Declaration. Copper Creek, Unit 4 is adjacent to the existing Development Area and Submitted Parcel as described in the Master Declaration, and shall be deemed “Added Property” under the Master Declaration.

Declarant, by this Third Supplemental Amendment, declares that it is subjecting Copper Creek, Unit 4 to the conditions, options, restrictions, reservations, undertakings, agreements and easements set forth in the Master Declaration and that said covenants, each and all of which is and are declared to be equitable servitudes binding upon said Copper Creek, Unit 4 and each owner thereof and every other party having any interest therein, and shall inure to the benefit and pass with said Copper Creek, Unit 4 and each and every parcel thereof. In addition, Declarant declares that Copper Creek, Unit 4 shall be held, transferred, sold, conveyed and occupied subject to the Master Declaration, all of which are declared and agreed to be in furtherance of a plan for the improvement of Copper Creek, and are established and agreed upon for the purpose of enhancing and protecting the value, desirability and attractiveness of the additional Lots as a whole and each of said Lots situated thereon, and all of which shall run with the real estate described herein as Copper Creek, Unit 4 and shall be binding upon and shall inure to the benefit of all persons having right, title and interest therein and any part thereof and their respective, heirs, legatees, personal representatives, successors and assigns.

That, in addition to the covenants and provisions of the Master Declaration, there shall be the following additional restrictions for Copper Creek, Unit 4:

- (A) The following sentence shall be added to the end of Section 11.09(b)(1) of the Original Declaration: “All overhead garage doors shall include windows and/or special architectural details.”
- (B) The following new Section 12.05 shall be added to the Master Declaration:

“Section 12.05. Conservation Easements. The Association and/or the Owners shall have the right, but not the obligation, to fully enforce the restrictions and requirements of all Conservation Easements provided in Cooper Creek, Unit 4 against an Owner or Occupant of any Lot under the provisions of this Article XII (Enforcement) and this Master Declaration. The Architectural Review Committee shall also have the right, but not the obligation, to fully enforce the restrictions and requirements of all Conservation Easements provided in Cooper Creek, Unit 4 against an Owner or Occupant of any Lot under the provisions of Article XI (Architectural Review Process) and this Master Declaration. In addition, the Declarant and/or the City of Crown Point shall each have such right, but not the obligation, to fully enforce the restrictions and requirements of all Conservation Easements provided in Cooper Creek, Unit 4 against an Owner or Occupant of any Lot under the provisions of this Master Declaration and/or as otherwise allowed by law.”

I affirm, under the penalties of perjury, that I have taken reasonable care to redact each Social Security number in this document, unless required by law.

/s/ Mark R. Anderson



This instrument prepared by: Mark R. Anderson #21524-53
Anderson & Anderson, P.C.
Barrister Court
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Merrillville, IN 46410
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