

2019-086589

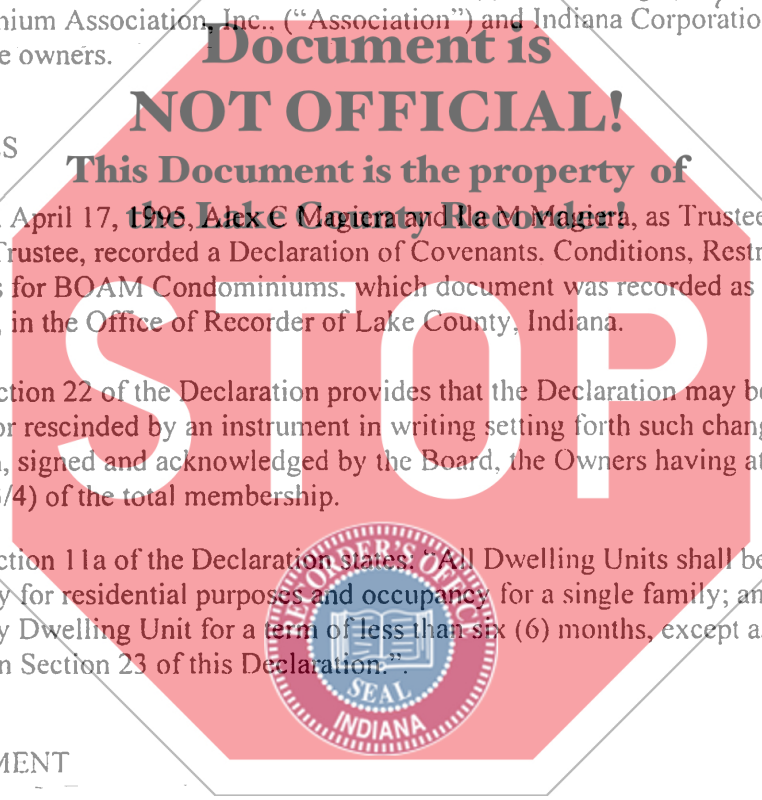
2019 Dec 13

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STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD  
MICHAEL B BROWN  
RECORDER

FIRST AMENDMENT TO DECLARATION OF COVENANTS  
AND RESTRICTIONS FOR  
BOAM CONDOMINIUM ASSOCIATION, INC.

This First Amendment to the Declaration of Covenants and Restrictions for BOAM Condominium Association ("Amendment") is made this 9 day of December, 2019 by the BOAM Condominium Association, Inc., ("Association") and Indiana Corporation, pursuant to the approval of the owners.



I. RECITALS

- A. On April 17, 1995, Alex C Magiera and Leo Magiera, as Trustees and John H Boe Jr, a Trustee, recorded a Declaration of Covenants, Conditions, Restrictions and Easements for BOAM Condominiums, which document was recorded as Documents No. 95020368, in the Office of Recorder of Lake County, Indiana.
- B. Section 22 of the Declaration provides that the Declaration may be changed, modified or rescinded by an instrument in writing setting forth such change, modification or rescision, signed and acknowledged by the Board, the Owners having at least three-quarters (3/4) of the total membership.
- C. Section 11a of the Declaration states: "All Dwelling Units shall be used exclusively for residential purposes and occupancy for a single family; and no lease shall demise any Dwelling Unit for a term of less than six (6) months, except as otherwise provided in Section 23 of this Declaration."

II. AMENDMENT

A. The Association, as authorized by the Owners, desire to add Article V, Section O of the Declaration as follows: "Owners are hereby prohibited from entering into oral or written leases for the renting or leasing of any Residential Unit to any person. A lease shall be broadly defined as any arrangement, either written or otherwise upon which the Owner is receiving compensation in any form, from another person in exchange for the use of, including residing in, the Owner's Unit, regardless of whether or not the Owner is residing in the Unit at the time. The Residential Units shall be for Owner occupancy. Owner occupancy includes ownership by an immediate family member or a trust of

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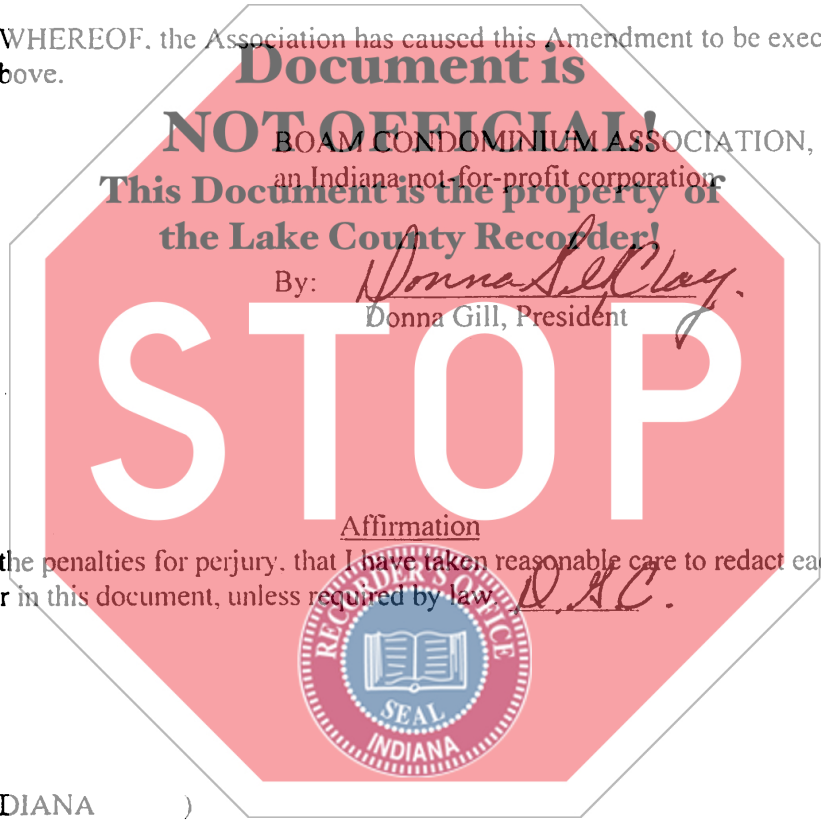
JOHN E. PETALAS  
LAKE COUNTY AUDITOR

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which the occupant is settler, grantor, trustee or beneficiary. An Owner who violates this prohibition against leasing shall be subject to all enforcement by the Association.”

B. In all other respects all of the terms and conditions of the Declarations shall remain in full force and effect.

IN WITNESS WHEREOF, the Association has caused this Amendment to be executed on the date set forth above.



BOAM CONDOMINIUM ASSOCIATION, INC.,  
an Indiana not-for-profit corporation  
By: Donna Gill  
Donna Gill, President

Affirmation  
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. D.A.C.

STATE OF INDIANA     )  
  ) SS:  
COUNTY LAKE         )

Before me, a Notary Public, duly authorized and acting in the above county and state, personally appeared BOAM CONDOMINIUM ASSOCIATION, INC., by and through Donna Gill, its President, and acknowledged execution of the foregoing Declaration.

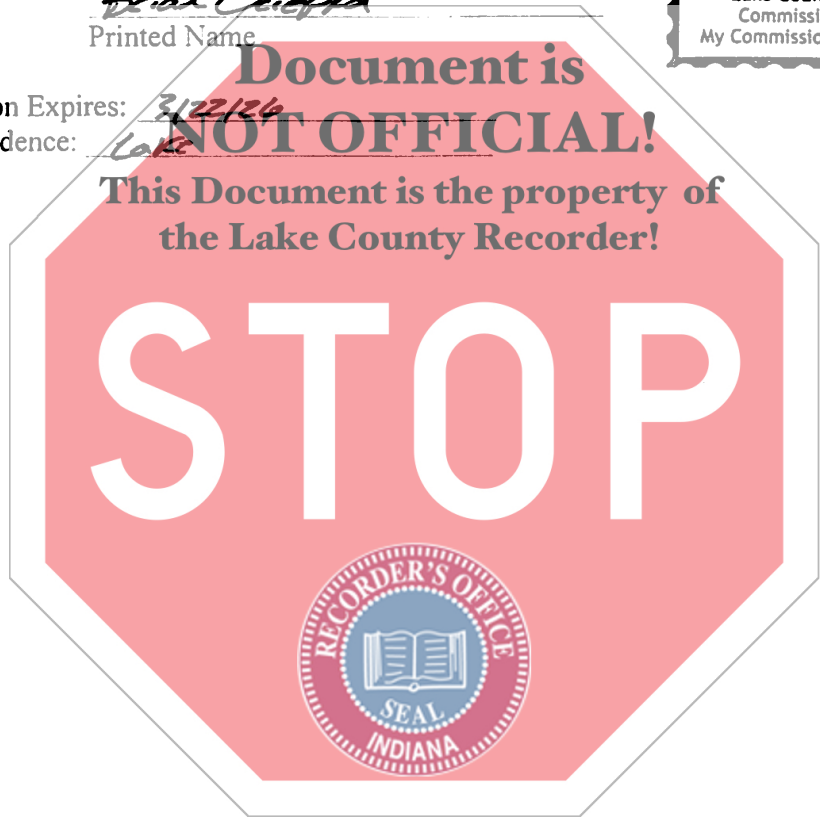
IN WITNESS WHEREOF, I have hereunto set my hand and Notarial Seal this 9<sup>th</sup> day of December, 2019.

  
Notary Public Signature

Brian Ociepa  
Printed Name

BRIAN JOHN OCIEPKA  
Notary Public - Seal  
Lake County - State of Indiana  
Commission Number 711760  
My Commission Expires Mar 22, 2026

My Commission Expires: 3/22/26  
County of Residence: Lake



This Instrument Prepared by: Peter Bylen, 1st American Management Company, Inc., 3408 Enterprise Avenue, Valparaiso, Indiana 46383; Telephone: (219) 464-3536.