

**AMENDMENTS TO PLAT RESTRICTIONS  
AND RESTRICTIVE COVENANTS OF  
SHAMROCK LAKES SECTIONS 1 THROUGH 7**

STATE OF INDIANA )  
                    ) SS:  
BLACKFORD COUNTY )

INSTRUMENT FILE NO. 26-2592  
THE 13 day of Nov  
AD. 1996-8:00 o'clock AM  
*Yvonne Farkas*  
Recorder, Blackford County

The undersigned, a majority of the owners of lots in each of Shamrock Lakes Sections 1 through 7 inclusive hereby agree to change and amend the covenants and restrictions recorded as a condition of the platting and recording of each respective individual section and hereby adopt the following provisions as the entire covenants and restrictions applicable thereto, and hereby bind ourselves and each future owner of each lot in each of the seven sections of the plats of Shamrock Lakes to the following covenants and restrictions:

1. Each lot is subject to the easements indicated on each respective plat at the time of platting and dedication which easements continue to be reserved for utility and drainage purposes.
2. Any dwelling house constructed in any of the original seven sections of Shamrock Lakes shall have a minimum foundation area of 1100 sq. ft., exclusive of garages carports, and open porches; and no private garage erected for use in connection with the dwelling house shall be for more than three motor vehicles. Only one dwelling shall be constructed, erected or placed on any lot at any one time.
3. All buildings shall be finished on the exterior with siding, shingles, or masonry in such type as shall be acceptable to the Town Board as provided in Para-

graph 5 below. No exterior shall be permitted to remain without such acceptable siding, shingles, or masonry.

4. No structure other than a pier shall be erected within thirty (30) feet of the water line of the lake adjoining said lots, without the prior written permission of the Town Board as provided in Paragraph 5 below. No pier or other structure shall be built nor allowed to extend more than fifteen (15) feet into the lake at normal lake level without the prior written permission of the Board of Directors of the Shamrock Lakes Association, Inc. "Normal lake level" shall mean the level of the lake when the lake is at the top of the designed spillway.
5. Two copies of a simple building plan must be submitted to the Town Board of the town of Shamrock Lakes by registered letter addressed to the President of the Town Board for written approval before any construction work is begun on any structure located or erected on any lot, such plans to show specifications and locations of proposed structures. If the Town Board fails to approve or disapprove any plan within ten (10) days after the next convened Town Board meeting after the same is submitted, said plan shall be deemed to have been approved as long as no other covenants or restrictions have been violated. Notice of approval or disapproval shall be mailed to the applicant by certified mail, return receipt requested. Approval shall not be unreasonably withheld; and in the event of disapproval the Town Board shall designate in writing what changes are required before approval will be granted.
6. All materials used in the construction of any building shall be new and not used materials unless approval otherwise is given by the Town Board under the provisions of Paragraph 5. No old building nor any part thereof shall be placed or suffered to remain, without the prior written approval of the Town Board. No dwellings shall be permitted which are not built on the site. Factory-fabricated transportable buildings or partially constructed transportable structures shall not be permitted.
7. No house trailer, trailer, basement, tent, shack, garage, barn or outbuilding shall be used as a residence; and no structure of a temporary character shall

be used as a residence.

8. All water supply systems shall meet the requirements of the Indiana State Board of Health.
9. All owners of lots in any of the original seven sections in Shamrock Lakes which are of sufficient size to comply with Paragraph 2, by virtue of their ownership, are members of Shamrock Lakes Association, Inc., a not-for-profit corporation and are subject to all rules, regulations and assessments of Shamrock Lakes Association, Inc., for the maintenance of any private roadways, drives, access roads, dams, parks, lakes, beaches, piers, or other property owned, maintained, or managed by Shamrock Lakes Association, Inc. or its officers or agents.

The Shamrock Lakes Association, Inc., is specifically granted the right to make assessments against the various lots in the sub-divisions of Shamrock Lakes and to collect the same for such purposes as they see fit. If any such assessment is not paid within thirty (30) days, Shamrock Lakes Association, Inc., shall have the right to file a Mechanics Lien against the real estate so assessed for the amount of such assessment; and such Mechanic's Lien shall be foreclosed as provided by law. Shamrock Lakes Association, Inc., is further authorized to collect such assessments by any other provision provided by law including but not limited to legal action or referring the assessments to the officers of Blackford County for collection as assessments for taxes and ditches are collected.

All owners, tenants, contract purchasers, residents or guests of the above are subject to the rules and regulations of Shamrock Lakes Association, Inc., with respect to the use of property belonging to Shamrock Lakes Association, Inc., and are hereby subject to such penalties as may be established by Shamrock Lakes Association, Inc., for the regulation and control of said property.

11. The aforesaid covenants and restrictions numbered 1 through 10 inclusive, shall run with the land and shall be binding upon all owners of lots in Shamrock Lakes Sections 1 through 7, and all persons claiming under them unless and until the same are duly amended as provided below and such amendments are recorded with the Blackford County Recorder.

The procedure for amending these plat restrictions henceforth shall be as follows:

Proposals for amendments shall be submitted in writing to the Town Board and signed by not less than twenty-five (25) of the then owners of record of lots in Shamrock Lakes Section 1 through 7 and such amendments may be proposed at any time. Thereupon the Town Board shall send written notice by first-class-mail to all owners of record in Sections 1 through 7, said notice to include the proposed amendment and informing the lot owners that they have thirty (30) days after the date of mailing within which to return their vote on the passage of the amendment to the Town Board. Each individual owning property in Shamrock Lakes shall be entitled to one vote only regardless of the amount of property owned and property owned by joint tenants or tenants by the entirety shall allow the owners thereof only one vote. The amendment shall be deemed passed and approved if a majority of the votes returned within the said thirty (30) day period indicate approval. The amendment shall then become effective when duly filed with the Blackford County Recorder.

The right to enforce all of the above covenants and restrictions by injunction are hereby dedicated and reserved to the owners of the several lots in Shamrock Lakes Sections 1 through 7 and to all persons claiming title to said lots under them; who shall each be entitled to relief without showing damage of any kind to any such owner or owners by or through any such violation or attempted violation.

The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 1st Section, in accordance with the provisions for amendment of said restrictions as provided in the original plat as recorded.

John W. Buffalo  
Andrew Buffalo

John W. & Sandra J. Buffalo  
42 N. Shamrock Rd, H.C. 47348  
Lots #15 & #16

Jennifer L. Collins

Jeffrey D. & Jennifer L. Collins  
22 N. Shamrock Rd, H.C. 47348  
Lots #1 & #2 & W 1/2 of Lot #3

Joseph B. Crone  
Virginia B. Crone

Joseph B. & Virginia R. Crane  
40 N. Shamrock Rd, H.C. 47348  
Lots #12, #13, & #14

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Richard W. & Suzanne Fishback  
24 N. Shamrock Rd, H.C. 47348  
ots #4, #5, #6 & #7 & E 1/2 of  
lot #3

William Miller  
Charlotte A. Miller

William K. & Charlotte A. Wells  
44 N. Shamrock Rd. H.C. 47348  
Lot #17 & #18

STATE OF INDIANA )  
BLACKFORD COUNTY )  
SS:

Subscribed and sworn to before me, David C. Ford, Indiana  
State Senator, this 1<sup>st</sup> day of July, 1996. IN  
WITNESS WHEREOF, I have hereunto set my hand the day and year  
last above written.

My office expires:  
11-7-98

David C. Ford  
Indiana State Senator  
19th District

The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 2nd Section, in accordance with the provisions for amendment of said restrictions as provided in the original plat as recorded.

Myron J. Boyle  
Leah Boyle

Myron J. & Leah F. Boyle  
12 N. Shamrock Rd, H.C. 47348  
Lots #33, 34, & 35, 36, 37

Albert N. & Mary M. Butcher  
2745 S-700 E, H.C. 47348  
Lot #30

Herschel Conner, Jr.  
18 Lakeview Ct, H.C. 47348  
Lot #23

Herschel Conner  
John W. Crist  
Johnna K. Crist  
Robert M. Duke  
Jennifer S. Duke

John W. & Johnna K. Crist  
9 S. Shamrock Rd, H.C. 47348  
Lots #31 & #32

Robert M. & Jennifer S. Duke  
23 S. Shamrock Rd, H.C. 47348  
Lot #25, & E 1/2 of Lot #26

Tony L. Evans  
828 Hardin Blvd., Apt #8  
Indianapolis, IN., 46241  
Lot #22

~~John & Jean Meister~~  
~~910 N. Webster Ave, H.E. 47348~~  
~~Lots #36 & #37~~

Robert A. & Janet S. Nicholson  
25 S. Shamrock Rd, H.C. 47348  
Lot #24

L. Louise Pitzer  
9004 W. Arch St., Yorktown, IN.  
47396  
Lots #38 & #39

c 1K

2nd Section (continued)

William G. Powers  
Lois A. Powers

William G. & Lois F. Powers  
33 S. Shamrock Rd, H.C. 47348  
Lots #19, #20 & #21

Herbert L. Wade  
Peggy L. Wade

Herbert L. & Peggy L. Wade  
21 S. Shamrock Rd, H.C. 47348  
Lots #27, #28, & #29 & W 1/2 of  
l't #26

STATE OF INDIANA )  
                      )ss:  
BLACKFORD COUNTY )

Subscribed and sworn to before me, David C. Ford, Indiana  
State Senator, this 17 day of July, 1998. IN  
WITNESS WHEREOF, I have hereunto set my hand the day and year  
last above written.

My office expires:  
11-7-98

David C. Ford  
David C. Ford  
Indiana State Senator  
19th District

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The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 3rd Section, in accordance with the provisions for amendment of said restrictions as provided in the original plat as recorded.

Richard A. & Janet S. Barger  
416 S. High St, H.C. 47348  
Lot #41, #42, & #43

Kent Bunsold  
Henrietta M. Bunsold

Kent R. & Henrietta M. Bunsold  
42 Sunset Dr, H.C. 47348  
Lot #46 & W 1/2 of Lot #47

Kenneth Kravis  
Marjorie E. Kravis

Kenneth E. & Marjorie E. Kravis  
48 Sunset Dr., H.C. 47348  
Lot #48 & E 1/2 of Lot #47

Sharon Schumacher

Sharon Schumacher  
40 Sunset Dr., H.C. 47348  
Lot #45

William K. Wells  
Charlotte A. Wells

William K. & Charlotte A. Wells  
44 N. Shamrock Rd, H.C. 47348  
Lot #40

STATE OF INDIANA )  
                         )ss:  
BLACKFORD COUNTY )

Subscribed and sworn to before me, David C. Ford, Indiana State Senator, this 1st day of July, 1995. IN WITNESS WHEREOF, I have hereunto set my hand the day and year last above written.

My office expires:  
11-7-98

David C. Ford  
David C. Ford  
Indiana State Senator  
19th District

OK

The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 4th Section, in accordance with the provisions for amendment of said restrictions as provided in the original plat as recorded.

Brian R. Bauer

Brian A. Bauer  
P.O. Box 522, H.C. 47348  
Lot #49

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Jesse R. & Verna K. Blankenship  
R.R. 13, Bx 78, Muncie, IN 47302  
Lot #52

Attested

Jodie L. & Maryann J. Boxell 4799  
700 W. Fulton St., H.C. 47348  
Lot #67

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Kenneth E. Clevenger, Jr.  
1611 W. Sheffield Drive  
Muncie, IN. 47304-1113  
Lot #50 & #51

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Carl W. & Mary A. Garrett  
4515 Graham Rd, #182  
Harrington, TX 78552  
Lot. #53 & #54

Donald L. Kravis

Ronald L. & Kelly J. Kravis  
68 Sunset Dr, H.C. 47348  
Lots #62 & #63

Kelly Jo Kravis

John K. McVicker  
Rose T. McVicker

John K. & Rose T. McVicker  
414 E. Elm St., H.C. 47348  
Lot #58

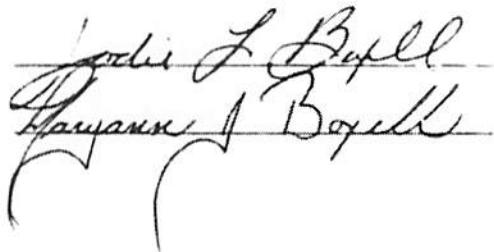
Fred E. Myrick

Fred E. & Sharon S. Myrick  
74 Sunset Dr., H.C. 47348  
Lots #59 & #60 #61

Sharon Myrick

Betty - Oswald  
1802 N. Walnut St., H.C. 47348  
Lot #61

The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 4th Section, in accordance with the provisions for amendment of said restrictions as provided in the orginal plat as recorded.

The image shows two handwritten signatures in black ink. The top signature is "Jodie L. Boxell" and the bottom signature is "Maryann J. Boxell". Both signatures are cursive and appear to be on a piece of paper with a light blue background.

Jodie L. & Maryann J. Boxell

700 W. Fulton St., H.C. 47348

Lot #67

**4th Section (continued)**

Robert = Carla  
Steven K. Parker  
James Simon

Richard A & Sharon K. Parker  
24 S. Shamrock Rd, H.C. 47348  
Lots #55, #56 & #57

James D. Simon  
62 Sunset Dr., H.C. 47348  
Lots #64, #65 & #66

STATE OF INDIANA )  
 )  
 )ss:  
BLACKFORD COUNTY )

Subscribed and sworn to before me, David C. Ford, Indiana  
State Senator, this 12 day of July, 1996. IN  
WITNESS WHEREOF, I have hereunto set my hand the day and year  
last above written.

My office expires:  
11-7-98

Hand the day and year  
David C. Ford  
David C. Ford  
Indiana State Senator  
19th District

The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 5th Section, in accordance with the provisions for amendment of said restrictions as provided in the original plat as recorded.

Herschel Connor

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Herschel Connor, Jr.  
18 Lakeview Ct, H.C. 47348  
Lot #75, #76, #78 & #80

Philip Connor  
409 E. 2nd St, Seymour, IN. 47274  
Lot #90

Timothy P & Tica R. Helm  
10 Meridian Rd, H. C. 47348  
Lot #79

Edward E. & Gloria F. Dinsse  
9 Meridian Rd, H.C. 47348  
Lot #72

Lane M. Fisher  
11 Meridian Rd, H.C. 47348  
Lot #73

Robert L. & Joan Foreman  
R.R. #1, Muncie, IN., 47302  
Lot #82 & # 85

Joseph S. & Jo Nell Francis  
2881 S. Angling Pike, H.C. 47348  
1 acre out Lot #1

Ralph E. & Karen L. Hall  
6 Meridian Road, H.C. 47348  
Lot #77

Larry R. & Joyce E. Helyer  
11 N. Shamrock Rd, H.C. 47348  
Lots #87 & #88

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5th Section (continued)

Robert A. Hensley  
Joann J. Hensley

Robert A. & Joann J. Hensley  
P.O. Box 533, H.C. 47348  
Lot #83

David E. McVicker  
Patti McVicker

Michael & Susan Keith  
2669 S. Angling Pike, H.C. 47348  
Lot #84

Larry & Kathy Kellogg  
2741 S. Angling Pike, H.C. 47348  
Lots #86 & #87

David E. & Patti A. McVicker  
7 N. Shamrock Rd, H.C., 47348  
Lots #91 & #92

Jessie L. Rogers  
Waldo & Marlene Roth  
J. Marlene Roth  
\* Waldo & Marlene Roth  
Jerry A. Shaffer  
Carol G. Shaffer  
Raymond V. Starkes  
Joyce L. Starkes

Roscoe G. & Jerri L. Rogers  
P.O. Box 554, H.C. 47348  
Lot #94

Waldo & F. Marlene Roth  
13 Meridian Road  
Lot #74

Jerrill L. & Terry A. Shaffer  
4 McCree Court  
Lot #81

Raymond Vernon & Joyce L. Starkes  
5 Meridian Road  
Lots #70 & #71

### 5th Section (continued)

Donna Sutor  
John A. Sutor Jr.

John Albert Jr. & Donna Suttun  
3 N. Shamrock Road  
Lat #93

Kenneth E. & Vivian S. Van Sise  
2298 Limerock Rd, Birmingham, AL  
35216 - Lots #68 & #69 35216

STATE OF INDIANA )  
BLACKFORD COUNTY )  
SS:

Subscribed and sworn to before me, David C. Ford, Indiana  
State Senator, this 1<sup>st</sup> day of July, 1995. IN  
WITNESS WHEREOF, I have hereunto set my hand the day and year  
last above written.

My office expires:  
11-7-98

David C. Ford  
David C. Ford  
Indiana State Senator  
19th District

The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 6th Section, in accordance with the provisions for amendment of said restrictions as provided in the original plat as recorded.

Jerry E. Bantz  
Joyce A. Bantz

Jerry E. & Joyce A. Bantz  
13 Clamme Court, H.C. 47348

Lot #95 & #126

Richard A. & Sheila A. Bolduc  
Neil Bolam

Richard A. & Sheila A. Bolduc ✓  
9 Elm Ct., H.C. 47348  
Lot #99, #100, and #115

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Lester W. & Betty R. Broadstreet  
2463 S-400 W, Lot 40, H.C. 47348  
Lot #116

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Maydean Bullock  
7 Sain Court  
Lot #113 and #114

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Joan D. Cale  
4183 N - 300 E, H.C. 47348 ✓  
Lot #100

Herschel Connor Jr.

Herschel Connor, Jr.  
18 Lakeview Court, H.C. 47348  
Lot #100, #109, #110, #111,  
#112. ~~#114 and #117~~

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Lucas & Ackerman Supply Inc.  
HWY 50 Bridge St., Brownstown,  
Lot #118 IN., 47220

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Douglas & Dianne D. Gelvett  
6 Connor Drive, H.C. 47348  
Lots & 106, #107 & #108

6th Section (continued)

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John W. & Logan  
Patricia & Logan -

Richard W. Lyon  
Susan C. Lyon

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Fred P. & Carol S. Kachur  
1 Connor Drive, H.C. 47348  
Lots #101 & #102

John W. & Patricia Logan  
2985 S. Angling Pk, H.C. 47348  
Lot #122

Richard W. & Susan C. Lyon  
16 Clamme Court, H.C. 47348  
Lot #96

Forrest D. Sr., & Mary R. Lyons  
1104 Nati. Ave., Marion, 46952  
Lot #116

William G. Mantha  
Brenda J. Mantha

Dennis J. McGrady  
Vicki S. McGrady

Phillip A. Miller  
Alberta Miller

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William G. & Brenda J. Mantha  
12 Clamme Court, H.C. 47348  
Lots #97 & #98

Dennis J. & Vicki J. McGrady  
2975 S. Angling Pk, H.C. 47348  
Lots #128 & #129

Phillip A. & Alberta Miller  
2961 S. Angling Pk, H.C., 47348  
Lot #127

Donald S. & Barbara L. Mitchell  
2463 S-400W, Lot 9, H.C. 47348  
Fr of Lot #116

Bruce A. Patterson  
Harry Stanley  
Carl Stanley

Bruce A. Patterson  
11 Clamme Ct, H.C. 47348  
Lot #125

Earl & Stacey Stanley  
8 Clamme Court H.C. 47348  
Lots #116 & 117

Next

6th Section (continued)

Hal L. Musser  
Marilyn Musser

Marilyn J. Musser

Hal L. & Marilyn J. Musser  
7 Clamme Court, H.C. 47348  
Lot #122 & #124

Marilyn Musser  
7 Clamme Court, H.C. 47348  
Lot #123

Hazel Daublin Peer  
2463 S-400W, Lot 22, H.C. 47348  
Fr of Lot #100

Don J. & Ellen C. Rhodes  
4 Byron Ct, Gus City, IN 46933  
Lot #104

Marjorie E. Smith

Marjorie E. Smith  
Box 3, Canner Dr., H.C. 47348  
Lot #103

James A. & Mary E. Tatman  
4 Clamme Court, H.C. 47348  
Lot #119, #120, & #121

Donald Traylor Eta!  
2463 S-400 W, Lot 1, H.C. 47348  
12' of Lot #100

~~Leonard R. & Thelma J. Turner~~  
~~11747 S. US 35, Gutier, IN 47303~~  
~~Fr of Lot #100 See next page~~

~~William H. & Anna B. Head~~  
~~7 Canner Dr., H.C. 47348~~  
~~Lot #109 See next page~~

Mar 10

6th Section (continued)

William H. Ward  
Laura B. Ward

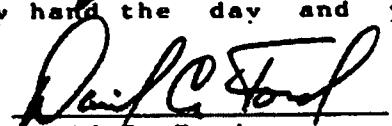
Leonard R. & Thelua J. Turner  
1749 S. US 35, Selma, IN 47383  
FR of Lot #100

William H. & Anna B. Ward  
7 Conner Dr., H.C. 47348  
Lot #105

STATE OF INDIANA )  
                    )SS:  
BLACKFORD COUNTY )

Subscribed and sworn to before me, David C. Ford, Indiana  
State Senator, this 1 day of July, 1996, IN  
WITNESS WHEREOF, I have hereunto set my hand the day and year  
last above written.

My office expires:  
11-7-98

  
David C. Ford  
Indiana State Senator  
19th District

The undersigned hereby approve and consent to the above amendments to the plat restrictions or restrictive covenants affecting Shamrock Lakes 7th Section, in accordance with the provisions for amendment of said restrictions as provided in the original plat as recorded.

Frank E. & Betty L. Brackin  
2816 S. Angling Pk, H.C. 47348  
Lot #130

Herschel Cowan Jr

Herschel Connor, Jr.  
18 Lakeview Ct, H.C. 47348  
Lot #150

David F. & Susan M. Deskins  
23 Fairway Dr., Alexandria, IN.  
Lot #146 & 147 46001

G. Franklin & Cloia Deskins  
21 Belfast Ct, H.C. 47348  
Lot # 149

Gen - al Franklin Deskins &  
Clia Baker Deskins  
Lot #148

T. Wayne & Michele M. Deskins  
10 Belfast Ct., H.C. 47348  
Lots #139, #140, & #161

David C. & Joyce A. Ford  
2776 S. Angling Pk, H.C. 47348  
Lots #155 & #131

David C. Ford  
James A. Ford  
James R. Garrison  
Barry Goldwater

Donald L. Haag

Da·ny R. & Beverly J. Furniss  
2694 S. Angling Pike, H.C. 47348  
Lot #145, #151 and #152

Donald Lee Haag  
2739 S. Angling Pk., H.C. 47348  
apt. 8154

### 7th Section (continued)

Jine Johnson

Kenneth Kline  
Maria A. Kline

Ruben W. Keber  
Shida O. Keber  
President  
Nancy Richardson

Allen D. & Tina M. Johnson  
6 Belfast Ct, H.C. 47348  
Lots #142, #143, & #144

Kenneth R. & Marcia A. Kline  
2241 N - 100 E, H.C.  
Lot #153

Ruben Wayne Reber & Hilda Odell  
7227 Penrose Dr, Ft. Wayne, IN.  
Lots #132 & #133 46815

Michael & Nancy Richardson  
22 Belfast Ct., H.C. 47348  
Lots #134, #135, & #136

Paul M. & Kil Nae Walker  
14 Belfast Ct, H.C. 47348  
Lot #138

Angela D. Wilson  
c/o Paul Walker  
14 Belfast Court, H.C. 47348  
Lat #137

STATE OF INDIANA )  
BLACKFORD COUNTY )  
SS:

Subscribed and sworn to before me, David C. Ford, Indiana  
State Senator, this 1<sup>st</sup> day of July, 1978. IN  
WITNESS WHEREOF, I have hereunto set my hand the day and year  
last above written.

My office expires:  
11-7-98

David C. Ford  
Indiana State Senator  
19th District