

**MANAGEMENT CERTIFICATE OF  
WOLFE AIRPARK CIVIC CLUB, INC.  
PURSUANT TO TEX. PROP. CODE §209.004**

The undersigned officer of Wolfe Airpark Civic Club, Inc., a Texas non-profit corporation and a "property owners association" as defined in Tex. Prop. Code §209.002(7)(A)-(C), submits the following information in accordance with Tex. Prop. Code §209.004, which supersedes any previous Management Certificate recorded:

1. The name of the Subdivision: Wolfe Airpark.
2. The name of the Association: Wolfe Airpark Civic Club, Inc., a Texas non-profit corporation.
3. The recording data for the Subdivision: Wolfe Airpark, a subdivision of the Thomas Spraggins Survey, Abstract 366, in Brazoria County, Texas, according to the map or plat thereof recorded in Volume 16, Page 153-154, Plat Records of Brazoria County, Texas.
4. The recording data for the Declaration and amendments to the Declaration:

Declaration of Covenants, Conditions and Restrictions, recorded in Volume 1552, Page 523, of the Deeds Records of Brazoria County, Texas; and

Amendments to Declaration of Covenants, Conditions and Restrictions filed as instrument no. 2017023960 in the Official Public Records of Brazoria County, Texas.

5. The name and mailing address of the Association:

Wolfe Airpark Civic Club, Inc.  
P.O. Box 941  
Manvel, Texas 77578

6. The name, mailing address, telephone number, and email address of the person managing the Association:

Bryan D. Jones, President  
810 Starduster  
Manvel, Texas 77578  
Telephone: (832) 423-9982  
Email address: jonesbd1965@gmail.com

7. The website addresses of the internet website on which the Association's dedicatory instruments are available, in accordance with Tex. Prop. Code §207.006:

[www.wolfeairpark.com](http://www.wolfeairpark.com)


8. The amount and description of fees charged by the Association relating to a property transfer in the Subdivision:

Wolfe Airpark Civic Club, Inc. may charge a reasonable and necessary fee, not to exceed \$375.00, to assemble, copy, and deliver the information required by Tex. Prop. Code §207.003(a), to the owner or the owner's agent, the purchaser or the purchaser's agent, or the title insurance company or its agent, as follows: (1) a current copy of the restrictions applying to the Subdivision; (2) a current copy of the Bylaws; and (3) a resale certificate prepared not earlier than the 60<sup>th</sup> day before the date the certificate is delivered that complies with Tex. Prop. Code §207.003(b); and a reasonable and necessary fee not to exceed \$75.00, to prepare and deliver an update of a resale certificate under Tex. Prop. Code §207.003(f).

The Association may also charges a reasonable fee of: \$150.00 for a statement of account; \$75.00 to provide information to lenders for refinancing of property in the Subdivision, and; \$250.00 for an allowable transfer fee under Tex. Prop. Code §5.202(b)(7)(B).

(SIGNATURE AND ACKNOWLEDGMENT APPEARS ON FOLLOWING PAGE)

Wolfe Airpark Civic Club, Inc.  
a Texas non-profit corporation

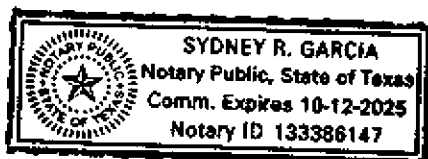
By:   
Bryan D. Jones, President

THE STATE OF TEXAS  
COUNTY OF BRAZORIA

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ACKNOWLEDGMENT

This instrument was acknowledged before me on the 27 day of May, 2022, by Bryan D. Jones, President of Wolfe Airpark Civic Club, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



  
Notary Public - State of Texas

## FILED and RECORDED

Instrument Number: 2022032412

Filing and Recording Date: 05/27/2022 03:18:04 PM Pages: 4 Recording Fee: \$34.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Brazoria County, Texas.



A handwritten signature in black ink, appearing to read "Joyce Hudman".

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Joyce Hudman, County Clerk  
Brazoria County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

***DO NOT DESTROY - Warning, this document is part of the Official Public Record.***

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