



70 2022 00451122

Leon County
Christie Wakefield
Leon County Clerk
Centerville, Texas 75833

Instrument Number: 2022- 00451122

As

Recorded On: May 20, 2022

Recordings

Parties: HEADQUARTER RANCHES PROPERTY OWNERS ASSC

To

HEADQUARTER RANCHES PROPERTY OWNERS ASSC

Billable Pages: 3

Recorded By: HEADQUARTER RANCHES PROP HOA

Num Of Pages: 4

Comment: CERTIFICATE

**** Examined and Charged as Follows: ****

Recordings 24.00

Recording Charge: 24.00

**** THIS PAGE IS PART OF THE INSTRUMENT ****

I hereby certify that the within and foregoing was recorded in the Clerk's Office For: Leon County, TX

File Information:

Document Number: 2022- 00451122

Receipt Number: 171541

Recorded Date/Time: May 20, 2022 11:51:26A

Book-Vol/Pg: Bk-OR VI-1889 Pg-256

Record and Return To:

HEADQUARTER RANCHES PROP HOA

HAND DELIVERED

5/20/2022

CENTERVILLE TX 75833

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

HEADQUARTER RANCHES PROPERTY OWNERS' ASSOCIATION, INC.

STATE OF TEXAS

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COUNTY OF LEON

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1. Name of Subdivision: Headquarter Ranches Subdivision
2. Name of Homeowners Association: Headquarter Ranches Property Owners' Association, Inc.
3. Recording Data for Subdivision: 235.93 acres in Leon County, Texas as further described in the Declarations.
4. Recording Data for Declaration: See Exhibit "A"
5. Name and mailing address of Association: Headquarter Ranches Property Owners' Association, P.O. Box 1987, Marble Falls, Texas 78654
6. Contact information for the Association is: Telephone No. (800) 511-2430 and Email mferguson@lonestarlandpartners.com and Website: www.headquarterranchespoa.com
7. The association's designated representative is: Davy Roberts
8. Other information the Association considers appropriate for the governing, administration or operation of the subdivision and homeowners association: Bylaws and governing documents are filed of record with the Leon County Clerk as set forth on Exhibit A.

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for Headquarter Ranches Subdivision, as well as performing a physical inspection of the property and common areas, prior to purchase.

HEADQUARTER RANCHES PROPERTY OWNERS' ASSOCIATION, INC.

By: _____

Price Keever
Price Keever, Vice President

EXHIBIT “A”

Headquarter Ranches, a subdivision located in Leon County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of Headquarter Ranches Property Owners’ Association, Inc., which sections were originally encumbered by restrictive covenants filed of record in Leon County, Texas as follows:

DATE RECORDED	LEON CLERK’S FILE NO.	DOCUMENT
May 19, 2022	Inst. #2022-451069 Vol. 1888, Pg. 894	Declaration of Covenants, Conditions, Restrictions, Easements, Charges, and Liens for Headquarter Ranches Subdivision
April 28, 2022	Inst. #2022-00450480 Vol. 1879, Pg. 723	Resolution of the Board of Directors of Headquarter Ranches Property Owners’ Association, Inc. Regarding Records Production and Copying Policy
April 28, 2022	Inst. #2022-00450481 Vol. 1879, Pg. 727	Resolution of the Board of Directors of Headquarter Ranches Property Owners’ Association, Inc. Regarding Records Retention Policy
April 28, 2022	Inst. #2022-00450482 Vol. 1879, Pg. 730	Resolution of the Board of Directors of Headquarter Ranches Property Owners’ Association, Inc. Regarding Payment Plan Policy
April 28, 2022	Inst. #2022-00450483 Vol. 1879, Pg. 734	Resolution of Board of Directors of Headquarter Ranches Property Owners’ Association, Inc. Regarding Procurement Policy
April 28, 2022	Inst. #2022-00450484 Vol. 1879, Pg. 740	Bylaws of Headquarter Ranches Property Owners’ Association, Inc., A Nonprofit Corporation

THE STATE OF TEXAS

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COUNTY OF

LEON

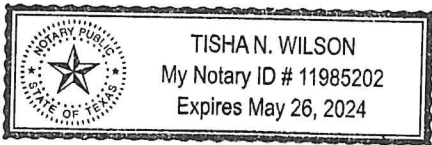
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CERTIFICATE OF ACKNOWLEDGMENT

Before me, the undersigned Notary Public, on this day personally appeared Price Keever who is personally known to me (or proved to me through a federal or state issued ID with photo and signature of person identified) to be the person whose name is subscribed to the foregoing instrument, and who has acknowledged to me that he is the Vice President of Headquarter Ranches Property Owners' Association, Inc. and that by authority duly given and as the act of Headquarter Ranches Property Owners' Association, Inc executed the instrument for the purposes and considerations expressed.

Given under my hand and seal of office on this the 20 day of May 2022.



Tisha N. Wilson
Notary Public in and for The State of Texas

AFTER RECORDING, RETURN TO:

Headquarter Ranches Property Owners' Association, Inc.
P.O. Box 1987
Marble Falls, Texas 78654