

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
FOR  
THE MANORS PROPERTY OWNERS ASSOCIATION, INC.**

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THE STATE OF TEXAS                   §  
   §  
COUNTY OF FORT BEND               §

The undersigned, being the Managing Agent of The Manors Property Owners Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by The Manors Property Owners Association, Inc.:

1. Name of Subdivision: The Manors at Silver Ridge.
2. Name of Association: The Manors Property Owners Association, Inc.
3. Recording Data for the Subdivision and Declaration:
  - a. The Manors at Silver Ridge, being 115.28 acres of land, according to the map or plat thereof recorded February 19, 2008 in Plat No. 20080019, Map and Plat Records of Official Property Records of Fort Bend County, Texas
  - b. Declaration of Covenants, Conditions and Restrictions for The Manors Property Owners Association, Inc., recorded under Fort Bend County Clerk's File No. 2008079673 and filed on July 22, 2008 in the Official Public Records of Fort Bend County, Texas.
4. Name and Mailing Address of the Association is: The Manors Property Owners Association, Inc., C/O Montage Community Services, 7002 Riverbrook Drive, Suite 400, Sugar Land TX 77479.
5. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Montage Community Services, 7002 Riverbrook Drive, Suite 400, Sugar Land TX 77479.

6. Telephone Number to Contact the Association is: The Manors Property Owners Association, Inc., 281-232-7659.
7. Email Address to Contact the Association: [info@montagecs.com](mailto:info@montagecs.com)
8. The Association's website may be found at: [https://frontsteps.cloud/CaliberWeb2\\_MCS](https://frontsteps.cloud/CaliberWeb2_MCS)
9. Fees charged by the Association upon the sale or transfer of Property:
  - a. Resale Certificate: \$250.00 or more, not to exceed the maximum allowable rate.
  - b. Updated Resale Certificate: \$75.00.
  - c. Transfer Fee: \$150.00.
  - d. Refinance Statement of Account \$100.00.

Executed on this the \_\_\_\_\_ day of August 2021.

THE MANORS PROPERTY OWNERS  
ASSOCIATION, INC.

By: \_\_\_\_\_  
Kelly Force, Managing Agent

THE STATE OF TEXAS                   §  
  §     **ACKNOWLEDGMENT**  
COUNTY OF \_\_\_\_\_§

BEFORE ME, the undersigned notary public, on this the \_\_\_\_ day of August 2021, personally appeared Kelly Force, Managing Agent of The Manors Property Owners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.

\_\_\_\_\_  
Notary Public in and for the State of Texas

AFTER RECORDING, RETURN TO:



6548 GREATWOOD PARKWAY  
SUGAR LAND, TEXAS 77479