

CONDOMINIUM MANAGEMENT CERTIFICATE

for

WEST WEBSTER LOFTS

STATE OF TEXAS §
§
COUNTY OF HARRIS §

WHEREAS section 82.116 of the Texas Property Code (the "Code") requires that a condominium association file a management certificate in the real property records of the county in which the property is located, and

WHEREAS The West Webster Lofts Council of Co-Owners, a non-profit corporation (the "Association"), is a condominium as defined in section 82.003(a)(8) of the Code and has property located in Harris County, Texas,

NOW THEREFORE, the undersigned, being the Managing Agent for the Association, submits the following information pursuant to Section 209.004 of the Code which supersedes any prior Management Certificate filed by the Association.

1. **Name of the condominium.**
The West Webster Lofts, A Condominium.
2. **Name of the association.**
The West Webster Lofts Council of Co-Owners
3. **Location of the condominium.**
1601 W Webster Street, Houston, TX 77019
4. **Recording data for the declaration.**

The recording data in the Real Property Records of Harris County, Texas are as follows:

Document Name	Filing Date	Clerk File Number
Condominium Information Statement for West Webster Lofts, A Condominium	04/09/2002	V717328
First Amendment to the Condominium Declaration for the West Webster Lofts A condominium and Assignment of Developer Rights	03/20/2013	20130129530
First Correction to First Amendment to the Condominium Declaration for the West Webster Lofts A condominium and Assignment of Developer Rights	06/27/2014	20140280930
Second Correction to First Amendment to the Condominium Declaration for the West Webster Lofts	04/21/2016	RP-2016-166041

5. **Name and mailing address for the association.**
The West Webster Lofts Council of Co-Owners
c/o C.I.A. Services, Inc.
18333 Timber Forest Drive
Humble, TX 77346

RP-2025-16344

Telephone: 713-981-9000
Email: CustomerCare@ciaservices.com
Website: www.ciaservices.com

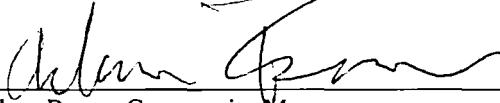
6. Other information the association considers appropriate.

New owners are encouraged to provide email addresses and/or cell phone numbers to Association representative in #5 above to receive emails and/or text messages with Association news, alerts and meeting announcements. Communication preferences may be updated at any time.

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the subdivision/association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

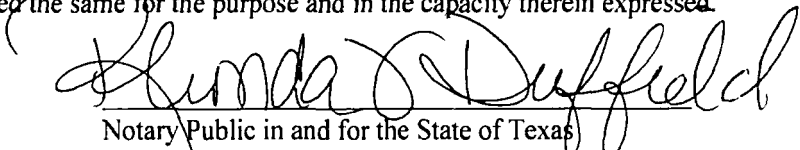
EXECUTED on this 1 day of January, 2025.

The West Webster Lofts Council of Co-Owners
By: C.I.A. Services, Inc., Managing Agent

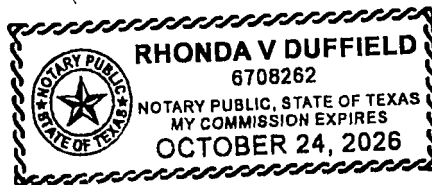

Adam Bruce, Community Manager

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned notary public, on this 1 day of January, 2025 personally appeared Adam Bruce, Community Manager for C.I.A. Services, Inc., Managing Agent for The West Webster Lofts Council of Co-Owners, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.


Notary Public in and for the State of Texas

After recording, please return to:
C.I.A. Services, Inc.
PO Box 63178
465 Bear Springs Road
Pipe Creek, TX 78063-3178



RP-2025-16344

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Pages 3
01/15/2025 10:46 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$29.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or use of the described real property because of color or race is invalid and unenforceable under federal law.

THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas.



Teneshia Hudspeth
COUNTY CLERK
HARRIS COUNTY, TEXAS

RP-2025-16344