

**Hood County Clerk
201 W Bridge Street
PO BOX 339
Granbury, Texas 76048
Phone: 817-579-3222**

Document Number: 2024-0007832 -
Filed and Recorded - Real Records

CERTIFICATE OF OWNERS ASSOCIATION

Grantor: SANCTUARY OAKS RANCH POA INC

Pages: 4

Recorded On: 06/18/2024 01:07 PM

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Recorded On:	06/18/2024 01:07 PM	Notes:
Document Number:	2024-0007832	
Receipt Number:	R248802	
Amount:	\$23.00	
Recorded By:	Traci Smith	

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.

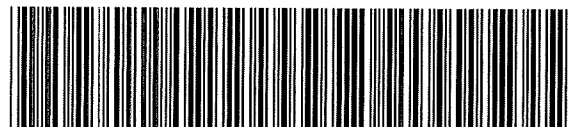
**I hereby certify that this instrument was filed and duly
recorded in the Official Records of Hood County, Texas**



Christine C. Leftwich
County Clerk
Hood County, Texas



Return To: In Office
TODD CAST



**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE
AMENDED
SANCTUARY OAKS RANCH PROPERTY OWNERS' ASSOCIATION, INC.**

STATE OF TEXAS

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COUNTY OF HOOD

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1. Name of Subdivision: Sanctuary Oaks Ranch Subdivision
2. Name of Homeowners Association: Sanctuary Oaks Ranch Property Owners' Association, Inc.
3. Recording Data for Subdivision: 147.79 acres in Hood County, Texas as further described in the Declarations.
4. Recording Data for Declaration: See Exhibit "A"
5. Name and mailing address of Association: Sanctuary Oaks Ranch Property Owners' Association, 110 W. Interstate 20, Frontage Road, Suite 120, Weatherford, Texas 76086.
6. Contact information for the Association is: Telephone No. (800) 710-0977 and Email: cboven@nlpllc.com and Website: www.sanctuaryoaksranchpoa.com.com
7. The association's designated representative is: Monte Magness
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 Hood County Clerk as set forth on Exhibit A.

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

SANCTUARY OAKS RANCH PROPERTY OWNERS' ASSOCIATION, INC.

By: _____

Monte Magness, President

THE STATE OF TEXAS

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COUNTY OF Parker

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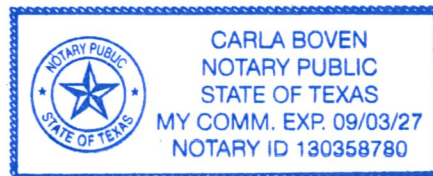
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CERTIFICATE OF ACKNOWLEDGMENT

Before me, the undersigned Notary Public, on this day personally appeared Monte Magness 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 President of Sanctuary Oaks Ranch Property Owners' Association, Inc. and that by authority duly given and as the act of Sanctuary Oaks Ranch Property Owners' Association, Inc. executed the instrument for the purposes and considerations expressed.

Given under my hand and seal of office on this the 18 day of June 2024.

Carla Boven
Notary Public in and for The State of Texas



AFTER RECORDING, RETURN TO:

Sanctuary Oaks Ranch Property Owners' Association, Inc.
110 W. Interstate 20, Frontage Road, Suite 120
Weatherford, Texas 76086

EXHIBIT "A"

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

DATE RECORDED	CLERK'S FILE NO.	DOCUMENT
June 17, 2024	2024-0007742	Declaration of Covenants, Conditions, Restrictions, Easements, Charges, and Liens for Sanctuary Oaks Ranch Subdivision
June 17, 2024	2024-0007744	Resolution of the Board of Directors of Sanctuary Oaks Ranch Property Owners' Association, Inc. Regarding Records Production and Copying Policy
June 17, 2024	2024-0007747	Resolution of the Board Of Directors of Sanctuary Oaks Ranch Property Owners' Association, Inc. Regarding Records Retention Policy
June 17, 2024	2024-0007746	Resolution of the Board of Directors of Sanctuary Oaks Ranch Property Owners' Association, Inc. Regarding Payment Plan Policy
June 17, 2024	2024-0007745	Resolution of the Board of Directors of Sanctuary Oaks Ranch Property Owners' Association, Inc. Regarding Procurement Policy
June 17, 2024	2024-0007748	Resolution of the Board of Directors of Sanctuary Oaks Ranch Property Owners' Association, Inc. Regarding Fine and Enforcement Policy
June 17, 2024	2024-0007743	Bylaws of Sanctuary Oaks Ranch Property Owners' Association, Inc., A Nonprofit Corporation