

PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
for
RED OAKS COMMUNITY, INC.

THE STATE OF TEXAS §
 §
COUNTY OF WILLIAMSON §

The undersigned, being the Managing Agent of Red Oaks Community, Inc., a non-profit corporation (the "**Association**") 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 Management Certificate previously filed by the Association:

1. Name of Subdivision: The name of the subdivision is Red Oaks.
2. Name of Association: The name of the Association is Red Oaks Community, Inc.
3. Recording Data for the Subdivision:
 - a. Red Oaks Section One A, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2005068202 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - b. Red Oaks Section One B, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2005068442 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - c. Red Oaks Section One C, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2005095230 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - d. Red Oaks Section Two, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2006010578 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - e. Red Oaks Section Three, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2006051357 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - f. Red Oaks Section Four, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2006082497 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - g. Red Oaks, Section Five, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No.

2007049064 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.

- h. Red Oaks Section Six, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2008020477 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
- i. Red Oaks, Section Seven, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2007057941 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
- j. Red Oaks Section 8A, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2008077865 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.
- k. Red Oaks Section 8B, a subdivision in Williamson County, Texas, according to the map or plat thereof, recorded in Clerk's File No. 2008077110 of the Map Records of Williamson County, Texas and all amendments and annexations thereto or replats thereof, if any.

4. Recording Data for the Declaration*:

- a. Documents:
 - (1) Master Declaration of Covenants, Conditions and Restrictions Red Oaks.
 - (2) First Amendment to Master Declaration of Covenants, Conditions and Restrictions.
 - (3) Second Amendment to Master Declaration of Covenants, Conditions and Restrictions.
 - (4) Red Oaks Section One A - 70 Foot Lots Development Area Declaration.
 - (5) Red Oaks Section One A - 70 Foot Lots First Amendment to Development Area Declaration.
 - (6) Red Oaks Section One B - 60 Foot Lots Development Area Declaration.
 - (7) Red Oaks Section One B - 60 Foot Lots First Amendment to Development Area Declaration.
 - (8) Red Oaks Section Two - 80 Foot Lots Development Area Declaration.
 - (9) Red Oaks Section Four Development Area Declaration.'
 - (10) Red Oaks Section One A Notice of Applicability.
 - (11) Red Oaks Section One B Notice of Applicability.

- (12) Red Oaks Section One C – 60 Foot Lots Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions and Development Area Declaration.
- (13) Red Oaks Section Two Notice of Applicability.
- (14) Red Oaks Section Three – 60 Foot Lots Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions and Development Area Declaration.
- (15) Red Oaks Section Four – 60 & 70 Foot Lots Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions.
- (16) Red Oaks Section Five – 80 Foot Lots Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions and Development Area Declaration.
- (17) Red Oaks Section Six – 60 Foot Lots Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions and Development Area Declaration.
- (18) Red Oaks Section Seven – 70 Foot Lots Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions and Development Area Declaration.

b. Recording Information:

- (1) Williamson County Clerk's File No. 2004081952.
- (2) Williamson County Clerk's File No. 2005009622.
- (3) Williamson County Clerk's File No. 2005078931.
- (4) Williamson County Clerk's File No. 2005074610.
- (5) Williamson County Clerk's File No. 2006022032.
- (6) Williamson County Clerk's File No. 2005074611.
- (7) Williamson County Clerk's File No. 2006022031.
- (8) Williamson County Clerk's File No. 2006016987.
- (9) Williamson County Clerk's File No. 2007013871.
- (10) Williamson County Clerk's File No. 2005074601.
- (11) Williamson County Clerk's File No. 2005074602.
- (12) Williamson County Clerk's File No. 2006032233.
- (13) Williamson County Clerk's File No. 2006016986.
- (14) Williamson County Clerk's File No. 2006087479.

- (15) Williamson County Clerk's File No. 2007013870.
- (16) Williamson County Clerk's File No. 2007061288.
- (17) Williamson County Clerk's File No. 2008027501.
- (18) Williamson County Clerk's File No. 2007061289.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Red Oaks Community, Inc. c/o RealManage, P.O. Box 803555, Dallas, Texas 75380-3555.

6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is:

RealManage Closing Portal
P.O. Box 803555
Dallas, Texas 75380-3555.
866.473.2573
REDOAKS@CiraMail.com

7. The Association's Dedicatory Instruments are available to Members online at:
www.ciranet.com/residentportal.

8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate	\$ 375.00
Transfer Fee	\$ 325.00
Update Fee	\$ 75.00
Refinance Fee	\$ 250.00

Resale certificates are requested via the RealManage Closing Portal at www.realmanage.com/closingportal.

Executed on this 23 day of November, 2021.

RED OAKS COMMUNITY, INC.

By: RealManage,
Managing Agent

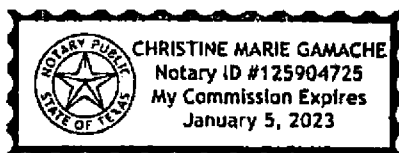
By: *SaraMarie Blunt*
Printed: SaraMarie Blunt

Its: Sr. Community Association Manager

*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

THE STATE OF TEXAS §
COUNTY OF Williamson §

BEFORE ME, the undersigned notary public, on this 23rd day of November 2021 personally appeared *SaraMarie Blunt*, Community Manager of RealManage, Managing Agent for Red Oaks Community, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed.



Christine Gamache
Notary Public in and for the State of Texas

**ELECTRONICALLY RECORDED
OFFICIAL PUBLIC RECORDS**

2021181769

Pages: 6 Fee: \$42.00

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MBARRICK



Nancy E. Rister

Nancy E. Rister, County Clerk
Williamson County, Texas