

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE**
for
Centennial Oaks Property Owners Association

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Subdivision:** Centennial Oaks
2. **Name of the Association:** Centennial Oaks Property Owners Association
3. **Recording Data for the Subdivision:**
Final Plat of Centennial Oaks recorded on August 29, 2023, as Document No. 2023041056 of the Real Property Records of Galveston County, Texas.
4. **Recording Data for the Declaration and the Declaration Amendments:**
 - a. Declaration of Reservations, Easements, Restrictions, Covenants and Conditions for Centennial Oaks recorded on June 20, 2023, as Document No. 2023028227, of the Real Property Records of Galveston County, Texas; and
 - b. First Amended Declaration of Reservations, Easements, Restrictions, Covenants and Conditions for Centennial Oaks recorded on June 20, 2024, as Document No. 2024027673, of the Real Property Records of Galveston County, Texas.
5. **Name and Mailing Address of the HOA:**
Centennial Oaks Property Owners Association c/o SBB Management Company, LLC 12801 N. Central Expressway Suite 1401 Dallas, TX 75243
6. **Name, Mailing Address, Phone Number and Email for designated representative:**
SBB Management Company, LLC
2801 N. Central Expressway
Suite 1401
Dallas, TX 75243
972-960-2800
support@sbbmanagement.com
7. **Website Address for Accessing Dedicatory Instruments:**
www.sbbmanagement.com use the "find my community" search bar to locate the community webpage.
8. **Fees charged by Association related to property transfer:**
 - Resale Certificate- \$375.00
 - Transfer Fee- \$340.00
 - Resale Certificate Update Fee- \$75.00
 - 1 Business Day Rush- \$360.00
 - 3 Business Day Rush- \$ 260.00
 - 5 Business Day Rush- \$160.00
 - 7 Business Day Rush- \$ 75.00
 - Amenity device deactivation fee- \$20.00
 - Capitalization Fees: \$750.00

This management certificate is filed on record in Galveston, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner.


x 

By Vanessa Burch, Managing Agent for Centennial Oaks Property Owners Association
Duly Authorized Agent

STATE OF TEXAS §

§
Dallas
COUNTY OF ~~GALVESTON~~ §

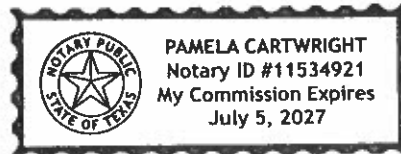
This Instrument was signed before me on 3/25/25 and it was acknowledged that this instrument was signed by Vanessa Burch for the purposes and intent herein expressed.

x 

Notary Public in and for the State of Texas

Notary Printed Name: Pamela Cartwright My Commission Expires: 7/5/27

AFTER RECORDING RETURN TO:
SBB Management Company, LLC
12801 N. Central Expressway
Suite 1401
Dallas, TX 75243



<Notary Stamp Above>

FILED AND RECORDED

Instrument Number: *2025018112*

Recording Fee: 29.00

Number Of Pages: 3

Filing and Recording Date: 04/21/2025 3:05PM

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Galveston County, Texas.



A handwritten signature in black ink, reading "Dwight D. Sullivan". The signature is fluid and cursive, with the first and last names being more prominent.

Dwight D. Sullivan, County Clerk
Galveston County, Texas

NOTICE: It is a crime to intentionally or knowingly file a fraudulent court record or instrument with the clerk.

DO NOT DESTROY - *Warning, this document is part of the Official Public Record.*