



Laura Richard
Laura Richard, County Clerk
Fort Bend County Texas
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**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE**
for
WESTON LAKES PROPERTY OWNERS ASSOCIATION, INC.

THE STATE OF TEXAS §
§
COUNTY OF FORT BEND §

The undersigned, being the Managing Agent for Weston Lakes Property Owners Association, Inc., a non-profit corporation ("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 prior Management Certificate filed by the Association:

1. Name of Subdivision: The name of the subdivision is Weston Lakes.
2. Name of Association: The name of the Association is Weston Lakes Property Owners Association, Inc.
3. Recording Data for the Subdivision:
 - a. Weston Lakes, Section One (1), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 746B and 747A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps and plats, if any.
 - b. Weston Lakes, Section Two (2), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 747B and 748A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - c. Weston Lakes, Section Three (3), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 748B and 749A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - d. Weston Lakes, Section Four (4), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 767B, 768A and 768B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - e. Weston Lakes, Section Five (5), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 822B and 823A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - f. Weston Lakes, Section Six (6), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 824A

and 824B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.

- g. Weston Lakes, Section 6A, a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20090088 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- h. Weston Lakes, Section Seven (7), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 930A and 930B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- i. Weston Lakes, Section Eight (8), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 931A and 931B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- j. Weston Lakes, Section Nine (9), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide No. 956B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- k. Weston Lakes, Section Ten (10), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 965A and 965B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- l. Weston Lakes, Section Eleven (11), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 1002A and 1002B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- m. Weston Lakes, Section Twelve (12), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 1073A and 1073B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- n. Weston Lakes, Section Fourteen (14), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 1074A and 1074B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- o. Weston Lakes, Section Fifteen (15), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 1125B and 1126A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.

- p. Weston Lakes, Section Sixteen (16), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide No. 1855A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- q. Weston Lakes, Section Eighteen (18), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide No. 1264A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- r. Weston Lakes, Section Nineteen (19), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 2008096603 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- s. Riverwood Forest Weston Lakes, Section One (1), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 2001A, 2001B, 2002A, 2002B, 2003A and 2003B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- t. Bradford on the Bend, Section One (1), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 825A and 825B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- u. Bradford on the Bend, Section Two (2), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 872A and 872B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- v. Bradford on the Bend, Section Three (3), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide Nos. 1075A and 1075B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- w. Weston Lakes Village, Section One (1), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide No. 791B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- x. Weston Lakes Village, Section Two (2), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide No. 808A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- y. Fairway Villas, a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under Slide No. 2002087145 of the Plat

Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.

- z. Reserve at Weston Lakes, Section One (1), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20140283 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- aa. Reserve at Weston Lakes, Section Two (2), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20140284 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- bb. Reserve at Weston Lakes, Section Three (3), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20180020 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- cc. Reserve at Weston Lakes, Section Four (4), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20190217 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
- dd. Reserve at Weston Lakes, Section Five (5), a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20180041 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.

4. Recording Data for the Declaration:*

- a. Documents:
 - (1) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 1.
 - (2) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 2.
 - (3) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 3.
 - (4) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 4.
 - (5) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 5.
 - (6) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 6.
 - (7) Declaration of Covenants, Conditions and Restrictions of Weston Lakes Section 6A.
 - (8) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 7.

- (9) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 8.
- (10) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 9.
- (11) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 10.
- (12) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 11.
- (13) Declaration of Covenants, Conditions and Restrictions Weston Lakes, Section 12.
- (14) Declaration of Covenants, Conditions and Restrictions Weston Lakes, Section 14.
- (15) Declaration of Covenants, Conditions and Restrictions Weston Lakes, Section 15.
- (16) Declaration of Covenants, Conditions and Restrictions Weston Lakes, Section 16.
- (17) Declaration of Covenants, Conditions and Restrictions Weston Lakes, Section 18.
- (18) Declaration of Covenants, Conditions and Restrictions Weston Lakes Section 19.
- (19) Declaration of Covenants, Conditions and Restrictions Riverwood Forest at Weston Lakes Section One.
- (20) Declaration of Covenants, Conditions and Restrictions Bradford on the Bend Section One.
- (21) Declaration of Covenants, Conditions and Restrictions Bradford on the Bend Section Two.
- (22) Declaration of Covenants, Conditions and Restrictions Weston Lakes Bradford on the Bend Section 3.
- (23) Annexation of Weston Lakes Village Section One and Section Two.
- (24) Declaration of Covenants, Conditions and Restrictions Fairway Villas.
- (25) Declaration of Covenants, Conditions and Restrictions for Reserve at Weston Lakes Sections 1 and 2.
- (26) Declaration of Covenants, Conditions and Restrictions for Reserve at Weston Lakes Section 3.
- (27) Declaration of Covenants, Conditions and Restrictions for Reserve at Weston Lakes Section 4.
- (28) Declaration of Covenants, Conditions and Restrictions for Reserve at Weston Lakes Section 5.

b. Recording Information:

- (1) Volume 1646, Page 756, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
- (2) Volume 1646, Page 817, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.

- (3) Volume 1647, Page 001, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (4) Volume 1647, Page 572, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (5) Volume 1833, Page 1154, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (6) Volume 1833, Page 1301, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (7) Fort Bend County Clerk's File No. 2010016027.
 - (8) Fort Bend County Clerk's File No. 8817492.
 - (9) Fort Bend County Clerk's File No. 8817493.
 - (10) Volume 2076, Page 2231, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (11) Volume 2108, Page 917, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (12) Volume 2162, Page 33, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (13) Volume 2250, Page 1450, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (14) Volume 2250, Page 1492, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (15) Volume 2317, Page 862, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (16) Fort Bend County Clerk's File No. 2000098854.
 - (17) Fort Bend County Clerk's File No. 9510330.
 - (18) Fort Bend County Clerk's File No. 2008124808.
 - (19) Fort Bend County Clerk's File No. 2000046253.
 - (20) Volume 1833, Page 1238, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (21) Fort Bend County Clerk's File No. 8717733.
 - (22) Volume 2250, Page 1534, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (23) Volume 1835, Page 308, *et seq.* of the Official Public Records of Real Property of Fort Bend County, Texas.
 - (24) Fort Bend County Clerk's File No. 2002103741.
 - (25) Fort Bend County Clerk's File No. 2015004141.
 - (26) Fort Bend County Clerk's File No. 2018040537.
 - (27) Fort Bend County Clerk's File No. 2019120207.
 - (28) Fort Bend County Clerk's File No. 2018040534.
5. Name and Mailing Address of the Association: The name and mailing address of the Association is Weston Lakes Property Owners Association, Inc. c/o KRJ Management, Inc. 1800 Augusta Drive, Suite 200, Houston, Texas 77057.
 6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: KRJ's Conveyance Department, KRJ Management, Inc., 1800 Augusta Drive, Suite 200, Houston, Texas 77057, (713) 600-4000, smile@krjcares.com


7. The Association's Dedicatory Instruments are Available to Members Online at: www.krjcares.com
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	\$300.00
Updated Resale Certificate	\$75.00
Transfer Fee	\$300.00
Refinance Fee	\$125.00
Statement of Accounts	\$150.00

Executed on this 21st day of September, 2021.

**WESTON LAKES PROPERTY OWNERS
ASSOCIATION, INC.**

By: KRJ Management, Inc.
Managing Agent

By: 
Print Name: Stephanie Ferrante
Community 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 Tarrant §

BEFORE ME, the undersigned notary public, on this 21st day of September 2021 personally appeared Stephanie Ferrante, Community Manager, of KRJ Management, Inc., Managing Agent for Weston Lakes 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.

[Signature]
Notary Public in and for the State of Texas

