

MANAGEMENT CERTIFICATE for
WOODLAND LAKES CIVIC CLUB, INC.

Pursuant to Section 209.004 of the Texas Property Code, the Woodland Lakes Civic Club, Inc. (the "Association") hereby files the following Management Certificate.

1. Name of the Subdivision:

Woodland Lakes

2. Name of the Property Owners Association:

Woodland Lakes Civic Club, Inc.

3. Recording Data for the Subdivision:

Woodland Lakes, a subdivision in Montgomery County, Texas, according to the map or plat thereof recorded in Volume 5, Pages 229, 251 and 449, and Volume 7, Page 51, of the Map Records of Montgomery County, Texas

4. Recording Data for the Declaration:

Restrictive Covenant Agreement for Woodland Lakes, recorded under Clerk's File No. 259776, of the Real Property Records of Montgomery County, Texas

Restrictive Covenant Agreement for Woodland Lakes, recorded under Clerk's File No. 46046, of the Real Property Records of Montgomery County, Texas

Amended Restrictive Covenant Agreement for Woodland Lakes, recorded under Clerk's File No. 2006062634, of the Real Property Records of Montgomery County, Texas

5. Name and Mailing Address of the Association:

Woodland Lakes Civic Club, Inc.
c/o CKM Property Management
1431 Graham Dr, Ste 252
Tomball, Texas 77375

6. Name & Mailing Address of Designated Representative for the Association:

CKM Property Management
Managing Agent for the Association
1431 Graham Dr, Ste 252
Tomball, Texas 77375
(346) 336-1569 telephone
raymongarcia@ckm1.com

7. **Internet Website Address for accessing Association's Dedicatory Instruments:**

www.ckmpropertymanagement.com

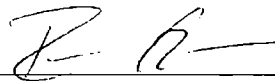
8. **Fees Charged by the Association Relating to a Property Transfer in the Subdivision:**

Resale certificate	\$ 325.00
Updated Resale Certificate	\$ 75.00
Certified Statement of Account (Transfer Fee)	\$ 250.00
Refinance Fee	\$ 125.00
Homeowner Notice of Payment	\$ 60.00
Release of Lien	\$ 60.00
60-day Letter	\$ 60.00
Insurance Certificate	\$ 60.00

Disclaimer: This management certificate does not purport to include every piece of recorded information about the Association nor does state law require that such a comprehensive catalog of dedicatory instruments appear in this certificate. The purpose of the management certificate is to identify the Association and relevant contact information for same in observance and compliance with Texas Property Code Section 209.004.

EXECUTED ON this 28 day of May, 2025.

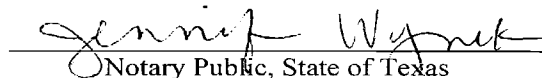
Woodland Lakes Civic Club, Inc.,
Acting by and through its Managing Agent,



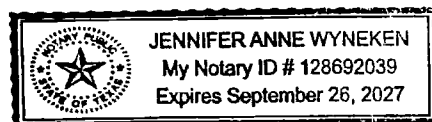
Raymon Garcia, community manager
CKM Property Management

STATE OF TEXAS §
 §
COUNTY OF MONTGOMERY §

This instrument was acknowledged before me on the 28 day of May, 2025, by Raymon Garcia, community manager and representative of CKM Property Management as Managing Agent for the Woodland Lakes Civic Club, Inc., a Texas non-profit corporation, on behalf of such corporation.


Notary Public, State of Texas

After recording, please return to:
CKM Property Management
1431 Graham Dr, Ste 252
Tomball, Texas 77375



E-FILED FOR RECORD

05/28/2025 04:41PM



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas

STATE OF TEXAS,
COUNTY OF MONTGOMERY

I hereby certify that this instrument was e-filed in the file number
sequence on the date and time stamped herein
by me and was duly e-RECORDED in the Official Public
Records of Montgomery County, Texas.

05/28/2025



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas