

**CCF, SECTION 12, PROPERTY OWNERS' ASSOCIATION, INC.  
FIRST AMENDED MANAGEMENT CERTIFICATE**

**This Property Owners Association Management Certificate is recorded pursuant to Chapter 209.004 of the Texas Property Code, and is as follows:**

**Whereas** the Association now wishes to amend and restate the Property Owners Association Management Certificate;

**NOW, THEREFORE**, the Association hereby amends and restates the Property Owners Association Management Certificate in its entirety and replaces that document with this document.

**The name of the subdivision is:** CCF, Section 12

**The name of the Association is:** CCF, Section 12 Property Owners' Association, Inc.

**The recording data for the subdivision is:**

The Recording Data for the Declaration and other dedicatory instruments for the CCF, Section 12 subdivision and Association are recorded in the Real Property Records of Montgomery County as follows:

Declaration of Covenants, Conditions, and Restrictions and subsequent amendments recorded for CCF, Section 12 Clerk's File No. 81-19103

The Recording Data for the Management Certificate applicable to CCF, Section 12 is as follows:

Property Owner' Association Management Certificate for CCF, Section 12 Property Owners' Association Inc. Montgomery County Clerks File No. 2021083500

The Name and Mailing Address of the Association: CCF, Section 12 Property Owners' Association, Inc 22214 Highland Knolls Drive, Suite 100, Katy, Texas 77450

1. The Name and Mailing Address, Telephone number, and email address of the person managing the Association or the designated representative: Magnolia Property Management, 22214 Highland Knolls Drive, Suite 100, Katy, Texas, 77450 / 281-599-0098 / [office@magprop.com](mailto:office@magprop.com). The website is/ [www.magprop.com](http://www.magprop.com)

2. The transfer fee for this community is \$325.00 per originally platted lot.

Executed on this the 1 day of JUNE, 2022

RP-2022-298279

CCF, Section 12

By: Donald E. Kramer  
Donald E. Kramer, Agent for Clear  
CCF, Section 12 Property Owners'  
Association, Inc.

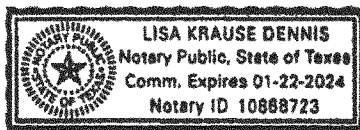
THE STATE OF TEXAS

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COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Donald E. Kramer, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledge to me that he executed the same for the purposes and consideration therein expressed.

GIVEN UNDER MY HAND AND SEAL this 1<sup>st</sup> day of June, 2022



Lisa Krause Dennis  
NOTARY PUBLIC, STATE OF TEXAS

Return to:

CCF, Section 12  
22214 HIGHLAND KNOLLS DR  
SUITE 100  
KATY, TEXAS 77450

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# Pages 3  
06/08/2022 08:56 AM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$22.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically  
and any blackouts, additions or changes were present  
at the time the instrument was filed and recorded.

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.  
THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in  
File Number Sequence on the date and at the time stamped  
hereon by me; and was duly RECORDED in the Official  
Public Records of Real Property of Harris County, Texas.



*Teneshia Hudspeth*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

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