



**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
THE ISLAND AT BENTWATER ASSOCIATION, INC.**

The undersigned certifies that Investment Management Company is the duly appointed and acting management company for THE ISLAND AT BENTWATER ASSOCIATION, INC. (the "Subassociation"). The Subassociation is the property owners' association for The Island at Bentwater, composed of Bentwater Section Fifty (50), and including Unrestricted Reserves "B" and "C", and Unrestricted Reserve "D" of Bentwater Section Thirty-two (32), which is part of Bentwater Subdivision in Montgomery County, Texas (the "Subdivision"). This Management Certificate is filed by the Association pursuant to Section 209.004 of the TEXAS PROPERTY CODE.

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| Name of Subdivision: | <ul style="list-style-type: none">• The Island at Bentwater |
| Name of Association: | <ul style="list-style-type: none">• The Island at Bentwater Association, Inc. |
| Recording Data for the Subdivision: | <ul style="list-style-type: none">• <i>Island at Bentwater-Bentwater Section Fifty (50)</i> - Clerk's File No. 96-25615 [Cabinet H, Sheets 196A-196B, Map Records], Official Records, Montgomery County, Texas• <i>Unrestricted Reserve "D" of Bentwater Section Thirty-two (32)</i> - Clerk's File No. 92-17389 [Cabinet G, Sheets 44A-45A, Map Records], Official Records, Montgomery County, Texas |
| Recording Data for the Restrictions: | <ul style="list-style-type: none">• <i>Declaration of Covenants, Conditions and Restrictions-Bentwater Section 50</i> - Clerk's File No. 96-31194, Official Records, Montgomery County• <i>Restrictions in Deed</i> - Clerk's File No. 98-02859, Official Records of Montgomery County• <i>Amendment to the Declaration of Covenants, Conditions and Restrictions-Bentwater Section 50</i> - Clerk's File No. 2019-110446, Official Records, Montgomery County |
| Relevant Instruments: | <ul style="list-style-type: none">• <i>Assignment of Easement</i> - Clerk's File No. 98-02860, Official Records, Montgomery County, Texas |
| Website: | <ul style="list-style-type: none">• www.bentwaterpoa.com |
| Transfer Fee: | <ul style="list-style-type: none">• \$175.00/lot to Investment Management Company |
| Resale Certificate: | <ul style="list-style-type: none">• \$175.00/lot to Investment Management Company |
| Mailing Address of the Association: | <p>The Island at Bentwater Association, Inc.
c/o Investment Management Company
3500 W. Davis, Suite 190
Conroe, Texas 77304</p> |

Name, Mailing Address, Telephone
Number, and E-mail Address of
Person Managing the Association or
Designated Representative:

Rhonda Roberts
Investment Management Company
3500 West Davis, Suite 190
Conroe, Texas 77304
Tel: 936-756-0032
Direct Line: 936-224-7030
Email: roberts@imcmanagement.net

Signed this 28th day of October, 2021.

INVESTMENT MANAGEMENT COMPANY



STEVE DURHAM, President

STATE OF TEXAS

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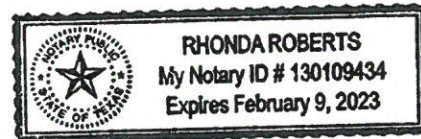
COUNTY OF MONTGOMERY

This instrument was acknowledged before me on the 28th day of October, 2021, by STEVE DURHAM, President of Investment Management Company, the Managing Agent for THE ISLAND AT BENTWATER ASSOCIATION, INC. , a Texas nonprofit corporation, on behalf of said corporation.


Notary Public - State of Texas

AFTER RECORDING RETURN TO:

✓ BRYAN P. FOWLER
The Fowler Law Firm
505 West Davis
Conroe, Texas 77301



FILED FOR RECORD
11/10/2021 02:12PM



COUNTY CLERK
MONTGOMERY COUNTY, TEXAS

STATE OF TEXAS,
COUNTY OF MONTGOMERY

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

11/10/2021



County Clerk
Montgomery County, Texas