

**PROPERTY OWNERS' ASSOCIATION  
MANAGEMENT CERTIFICATE  
for  
THE ESTATES OF RIVERTREE OWNER'S ASSOCIATION, INC.**

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STATE OF TEXAS           §  
                                  §  
COUNTY OF REAL       §

The undersigned, being the Secretary of The Estates of Rivertree Owner's 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 Rivertree.
2. Name of Association: The name of the Association is The Estates of Rivertree Owner's Association, Inc.
3. Recording Data for the Subdivision:
  - a. Rivertree Subdivision, Phase I, a subdivision in Real County, Texas, according to the map or plat thereof, recorded in Volume 1, Pages 105-107 of the Plat Records of Real County, Texas and all amendments to or replats of said maps or plats, if any.
  - b. Rivertree Subdivision, Phase II, a subdivision in Real County, Texas, according to the map or plat thereof, recorded in Volume 1, Pages 108-109 of the Plat Records of Real County, Texas and all amendments to or replats of said maps or plats, if any.
4. Recording Data for the Declaration:\*
  - a. Documents:
    - (1) Amended and Restated Declaration of Covenants, Conditions and Restrictions Rivertree Subdivision.
    - (2) First Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions Rivertree Subdivision.
    - (3) Second Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions Rivertree Subdivision.
    - (4) Third Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions Rivertree Subdivision.

- (5) An Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions Rivertree Subdivision.
- (6) Fifth Amendment to Amended and Restated Declaration of Covenants, Conditions and Restrictions Rivertree Subdivision.

b. Recording Information:


- (1) Volume 23, Page 399, *et seq.* of the Official Public Records of Real Property of Real County, Texas.
- (2) Volume 27, Pages 287, 452, 574, *et seq.*, Volume 28, Pages 200 and 631, *et seq.* and Volume 29, Pages 232 and 735, *et seq.* of the Official Public Records of Real Property of Real County, Texas.
- (3) Volume 58, Page 570, *et seq.* of the Official Public Records of Real Property of Real County, Texas.
- (4) Volume 66, Page 674, *et seq.* of the Official Public Records of Real Property of Real County, Texas.
- (5) Volume 49, Page 456, *et seq.* of the Official Public Records of Real Property of Real County, Texas.
- (6) Volume 64, Page 425, *et seq.* of the Official Public Records of Real Property of Real County, Texas.

- 5. Name and Mailing Address of the Association: The name and mailing address of the Association is The Estates of Rivertree Owner's Association, Inc., P.O. Box 648, Leakey, Texas 78873-0648.
- 6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: Toy Pendleton, Secretary c/o The Estates of Rivertree Owner's Association, Inc. Address: P.O. Box 648, Leakey, Texas 78873-0648. Phone No.: 830.232.4678. Email Address: rivertreeonthefrio@gmail.com.
- 7. The Association's Dedicatory Instruments are Available to Members Online at: [www.rivertreeonthefrio.com](http://www.rivertreeonthefrio.com).
- 8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Transfer Fee [Declaration Article IV, Section 3.B.]	\$ 150.00

EXECUTED on this 20<sup>th</sup> day of April, 2022.

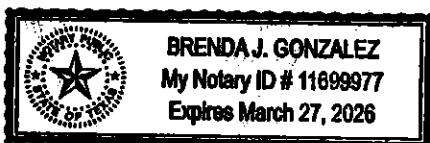
**THE ESTATES OF RIVERTREE OWNER'S  
ASSOCIATION, INC.**

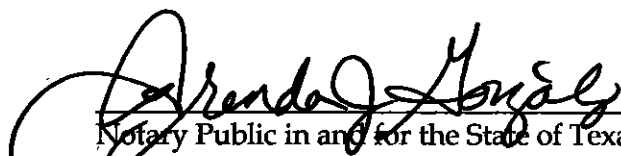
By:   
Toy Pendleton, Secretary

\*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     §  
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COUNTY OF Real     §

BEFORE ME, the undersigned notary public, on this 20<sup>th</sup> day of April, 2022 personally appeared Toy Pendleton, Secretary of The Estates of Rivertree Owner's Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.



  
Notary Public in and for the State of Texas

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS

On: 5/9/2022 1:35:55 PM

Document Number: 00000018905  
Amount: \$34.00

STATE OF TEXAS      COUNTY OF REAL

I hereby certify that this instrument was  
FILED on this date and time stamped hereon  
by me and was duly RECORDED in the  
OFFICIAL PUBLIC RECORDS OF REAL  
COUNTY, TEXAS in the volume and page  
shown.

D'Ann Green, County Clerk  
Real County, Texas

By: *Quinda Beck*  
Deputy

Any provisions 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.