

Pebble Creek Owners Association, Inc. Management Certificate

This Property Owners' Association Management Certificate is being recorded by **Pebble Creek Owners Association, Inc.** (the Association) in compliance with the terms of Chapter 209.004 of the Texas Property Code and supersedes any prior management certificate filed by the Association.

The association submits the following additional information:

Name of Subdivision: Pebble Creek Development

Subdivision Recording Data: See Attached List of Plats

Declaration Recording Data: See Attached List of Deed Restrictions

Name of Association: Pebble Creek Owners Association, Inc.

Mailing Address of Association: P.O. Box 10660
College Station, Texas 77842

**Name of Person Managing Association or
Association's Designated Representative:** Pebble Creek Land Company

**Mailing Address and Contact Information of
Person Managing Association or Association's
Designated Representative:** Pebble Creek Land Company
P.O. Box 10660
College Station, Texas 77842
PCOA@pebblecreek.org
www.pcoa.info
(979) 690-0992

Fees Associated with Property Transfer: \$50.00 Transfer Fee
\$175.00 Resale Certificate Fee
\$50.00 Resale Certificate Update Fee
\$50.00 Resale Certificate Rush Fee (1-3 Business Days)

Recording Data for the Pebble Creek Development **Deed Restrictions, Bylaws, Amendments, and Policies**

Declaration of Easements, Restrictions, and Covenants for the Pebble Creek Development: *Volume 1225 page 1*

Amendment One to Declaration of Easements, Restrictions, and Covenants for the Pebble Creek Development: *Volume 1286 Page 310*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 1A, 1B, 1C of the Pebble Creek Development: *Volume 1225 Page 032*

Amendment One to Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 1A, 1B, 1C of the Pebble Creek Development: *Volume 1286, Page 318*

Amendment Two to Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 1A, 1B, 1C of the Pebble Creek Development: *Volume 1303, Page 301*

Amendment Three to Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 1A, 1B, 1C of the Pebble Creek Development: *Volume 1307, Page 238*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phases D and E of the Pebble Creek Development: *Volume 1432 Page 141*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phases F and G of the Pebble Creek Development: *Volume 1681 Page 338*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 2 Section A of the Pebble Creek Development: *Volume 2068 Page 326*

Second Supplemental Declaration of Easements, Restrictions, and Covenants for the Pebble Creek Development Phase 2A: *Volume 14886 Page 191*

Amendment One to the Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 2 Section A of the Pebble Creek Development: *Volume 2314 Page 73*

Amendment Two to the Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 2 Section A of the Pebble Creek Development: *Volume 2986 Page 278*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 2B of the Pebble Creek Development: *Volume 2079 Page 65*

Second Supplemental Declaration of Easements, Restrictions, and Covenants for the Pebble Creek Development Phase 2B: *Volume 14610 Page 240*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 3A and 3B of the Pebble Creek Development: *Volume 1993 Page 209*

Amendment One to the Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 3A & 3B of the Pebble Creek Development: *Volume 2039 Page 5*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 4 Section A of the Pebble Creek Development: *Volume 2306 Page 1*

Amendment One to the Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 4 Section A of the Pebble Creek Development: *Volume 2986 Page 305*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 4B and 4C of the Pebble Creek Development: *Volume 2328 Page 108*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phases 5B, 5C, and 5D of the Pebble Creek Development: *Volume 2534 Page 26*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 6 of the Pebble Creek Development: *Volume 2867 Page 177*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 7A of the Pebble Creek Development: *Volume 035495 Page 112*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 7B1 of the Pebble Creek Development: *Volume 05067 Page 65*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 7B2 of the Pebble Creek Development: *Volume 6470 Page 152*

Amendment One to the Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 7B2 of the Pebble Creek Development: *Volume 6495 Page 123*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 7C of the Pebble Creek Development: *Volume 12131 Page 110*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 7D of the Pebble Creek Development: *Volume 13119 Page 134*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 8A of the Pebble Creek Development: *Volume 3301 Page 49*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 8B of the Pebble Creek Development: *Volume 3816 Page 315*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 8C of the Pebble Creek Development: *Volume 4122 Page 90*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9A of the Pebble Creek Development: *Volume 04662 Page 108*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9B of the Pebble Creek Development: *Volume 5885 Page 66*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9D of the Pebble Creek Development: *Volume 7656 Page 1*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9E of the Pebble Creek Development: *Volume 7326 Page 9*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9F of the Pebble Creek Development: *Volume 8370 Page 75*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9G of the Pebble Creek Development: *Volume 8839 Page 1*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9H of the Pebble Creek Development: *Volume 9089 Page 166*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9C of the Pebble Creek Development: *Volume 9902 Page 53*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 9I of the Pebble Creek Development: *Volume 10288 Page 134*

Supplementary Declaration of Easements, Restrictions, and Covenants for Phase 11A of the Pebble Creek Development: *Volume 17630 Page 116*

Amendment to the Bylaws of Pebble Creek Owners Association, Inc.: *Volume 11499 Page 285*

Supplementary Standards of the Architectural Control Committee of Pebble Creek Owners Association: *Volume 11499 Page 295*

Pebble Creek Landscaping Criteria: *Volume 12209 Page 293*

Pebble Creek Owners Association Guidelines for Solar Energy Devices: *Volume 12285 Page 108*

Pebble Creek Phase 11A Approved Fence Stain Standards: *Volume 17630 Page 142*

Pebble Creek Owners Association Payment Plan Policy: *Volume 11500 Page 6*

Pebble Creek Owners Association Records Production and Copying Policy: *Volume 11500 Page 1*

Pebble Creek Owners Association Document Retention Policy: *Volume 11500 Page 9*

Recording Date for the Pebble Creek Development Plats

Phase 1A: *Volume 01420 Page 175*

Phase 1B: *Volume 1224 Page 561*

Phase 1C: *Volume 1224 Page 563*

Phases 1D: *Volume 1420 Page 175*

Phase 1E: *Volume 01448 Page 317*

Phases 1F: *Volume 01682 Page 279*

Phases 1G: *Volume 01750 Page 187*

Phase 2A: *Volume 2067 Page 85*

Phase 2B: *Volume 2079 Page 63*

Phase 2C: *Volume 1659 Page 309*

Phase 2C Block 21 Lot 1 Amending: *Volume 14610 Page 191*

Phase 2C Amending: *Volume 14886 Page 262*

Phase 3A: *Volume 01993 Page 239*

Phase 3B: *Volume 01993 Page 237*

Phase 4A: *Volume 02300 Page 313*

Phase 4A Amending: *Volume 02422 Page 151*

Phase 4B: *Volume 02324 Page 199*

Phase 4C: *Volume 02324 Page 201*

Phase 5B: *Volume 0254 Page 241*

Phase 5C: *Volume 02532 Page 287*

Phase 5D: *Volume 02541 Page 239*

Phase 6: *Volume 02867 Page 7*

Phase 7A: *Volume 03929 Page 95*

Phase 7A Amending: *Volume 05138 Page 86*

Phase 7B1: *Volume 05063 Page 139*

Phase 7B1 Amending: *Volume 06524 Page 219*

Phase 7B2: *Volume 06448 Page 168*

Phase 7B2 Amending: *Volume 06465 Page 233*

Phase 7C: *Volume 12153 Page 160*

Phase 7D: *Volume 13119, Page 134*

Phase 8A: *Volume 3298 Page 239*

Phase 8B: *Volume 03773 Page 95*

Phase 8C: *Volume 4113 Page 164*

Phase 9A: *Volume 04651 Page 152*

Phase 9B: *Volume 05878 Page 128*

Phase 9B Amending: Volume 06202 Page 203

Phase 9D: Volume 07655 Page 245

Phase 9E: Volume 07311 Page 267

Phase 9F: Volume 08369 Page 133

Phase 9G: Volume 08830 Page 63

Phase 9H: Volume 09091 Page 189

Phase 9C: Volume 9873 Page 203

Phase 9I: Volume 10322 Page 82

Phase 11A: Volume 17621 Page 94

By:

Erica Earp
Erica Earp, Association Manager

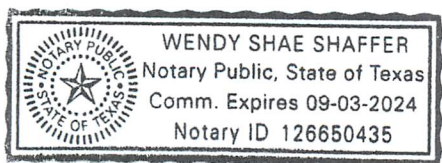
STATE OF TEXAS §

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COUNTY OF BRAZOS §

This instrument was acknowledged before me on the 17th day of January 2023 by Erica Earp, Manager of Pebble Creek Owners Association, Inc., a Texas non-profit corporation, on behalf of said corporation.

Wendy Shae Shaffer
Notary Public, State of Texas



My Commission Expires: 9-3-2024

Record and Return To:

Pebble Creek Owners Association
P.O. Box 10660
College Station, TX 77842



VG-267-2023-1493276

**Brazos County
Karen McQueen
County Clerk**

Instrument Number: 1493276

Volume : 18430

Real Property Recordings

Recorded On: January 17, 2023 03:50 PM

Number of Pages: 7

" Examined and Charged as Follows: "

Total Recording: \$46.00

***** **THIS PAGE IS PART OF THE INSTRUMENT** *****

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.

File Information:

Document Number: 1493276
Receipt Number: 20230117000152
Recorded Date/Time: January 17, 2023 03:50 PM
User: Patsy D
Station: CCLERK07

Record and Return To:

Pebble Creek Owners Assoc.
P. O Box 10660

COLLEGE STATION TX 77842



STATE OF TEXAS
COUNTY OF BRAZOS

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Public Records of Brazos County, Texas.

Karen McQueen
County Clerk
Brazos County, TX