

**MANAGEMENT CERTIFICATE
OF
KATY RESERVE HOMEOWNERS ASSOCIATION, INC.**

The undersigned, being an officer of Katy Reserve Homeowners Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Katy Reserve.
2. The name of the Association: Katy Reserve Homeowners Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property located in Harris County, Texas, as more particularly described in Exhibit A to that certain Declaration of Covenants, Conditions and Restrictions for Katy Reserve recorded under Document No. RP-2025-176616, Official Public Records of Harris County, Texas, as the same may be amended from time to time (the "Declaration").
4. The recording data for the Declaration and any amendments to the Declaration: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Katy Reserve Homeowners Association, Inc., c/o Community Solutions, P.O. Box 5191, Katy, Texas 77491.
6. The name, mailing address, telephone number, email address of the person managing the Association:

Name: Katy Reserve Homeowners Association, Inc.
c/o Community Solutions
Mailing Address: P.O. Box 5191, Katy, Texas 77491
Attn: Rachel Schmutz
Telephone Number: (713) 429-5440
Email Address: rschmutz@csutx.com

7. Website to access the Association's dedicatory instruments: www.csutx.com
8. Amount and description of fees related to property transfer in the subdivision:

Working Capital Assessment – \$375.00

Transfer Fee - \$250.00

Resale Certificate Fee - \$250.00

Refinance Fee - \$75.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

EXECUTED to be effective on the date this instrument is Recorded.

KATY RESERVE HOMEOWNERS ASSOCIATION, INC.,

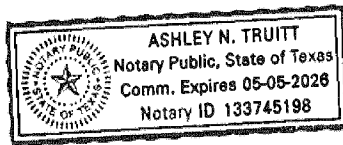
a Texas non-profit corporation

By: [Signature]
Name: Carlos Vieira
Title: HOA President

THE STATE OF TEXAS §
COUNTY OF Harris §

This instrument was acknowledged before me on 2nd day of May, 2025 by Carlos Vieira, the VP of Land Development of Katy Reserve Homeowners Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

[SEAL]



[Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
Winstead, PC
600 W. 5th Street, Suite 900
Austin, Texas 78701
Email: rburton@winstead.com

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Katy Reserve, recorded under Document No. RP-2025-176616, Official Public Records of Harris County, Texas.
2. Katy Reserve Community Manual, recorded under Document No. RP-2025-184946, Official Public Records of Harris County, Texas.
3. Katy Reserve Adoption of Working Capital Assessment recorded under Document No. RP-2025-184894, Official Public Records of Harris County, Texas.
4. Katy Reserve Modification Design Guidelines recorded under Document No. RP-2025-186382, Official Public Records of Harris County, Texas.

RP-2025-187060
Pages 4
05/16/2025 02:26 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$33.00

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

RP-2025-187060