

NOTICE OF CONFIDENTIALITY RIGHTS: IF YOU ARE A NATURAL PERSON, YOU MAY REMOVE OR STRIKE ANY OR ALL OF THE FOLLOWING INFORMATION FROM ANY INSTRUMENT THAT TRANSFERS AN INTEREST IN REAL PROPERTY BEFORE IT IS FILED FOR RECORD IN THE PUBLIC RECORDS: YOUR SOCIAL SECURITY NUMBER OR YOUR DRIVER'S LICENSE NUMBER.

**MANAGEMENT CERTIFICATE OF
COPPER COVE TOMBALL HOMEOWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

Pursuant to Tex. Prop. Code chs. 202 and 209, the undersigned officer of Copper Cove Tomball Homeowners Association, Inc., the property owner's association for Tomball Copper Cove, a residential subdivision in Harris County, Texas, (the "Subdivision") submits this Management Certificate of Copper Cove Tomball Homeowners Association, Inc.

1. The name of the Subdivision is Tomball Copper Cove.
2. The name of the association for the Subdivision is Copper Cove Tomball Homeowners Association, Inc. ("Association").
3. The plats for the Subdivision are recorded in the Official Public Records of Harris County, Texas, as follows:

The Plat of Copper Cove, Section 1, Replat No. 1, recorded in Volume 686, Page 535 and RP-2018-463052 of the Map Records of Harris County, Texas.
4. The Declaration of Covenants, Conditions, Restrictions and Easements for the Subdivision have been recorded in the Official Public Records of Harris County, Texas, under County Clerk's Instrument No. RP-2018445586. The foregoing is referred to as "Declaration".
5. The contact information of the Association, and that of the person managing the Association, is c/o LPI Property Management, LLC, P.O. Box 3217, Pearland, Texas 77588-3217, attn: Jordan Cook; jcook@lpidev.net; (281) 947-8675, lpipropertymanagement.com. The current transfer fee for the transfer of any Lot in the Association is \$200.00.
6. True and correct copies of the Bylaws of the Copper Cove Tomball Homeowners Association, Inc. have been recorded in the Official Public Records of Harris County, Texas under Instrument No. RP-2018564519.

7. The common area deed is recorded in the Official Public Records of Harris County, Texas under Instrument No. RP-2019-94.

8. True and correct copies of the Certificate of Formation, the current Document Retention Policy, Document Production Policy and Copying Policy, Delinquency Collection Policy, Alternative Payment Schedule Policy, Collection Referral Policy, Rental and Lease Policy, Architectural Review Authority and Appeals Policy, Bid Solicitation Policy, and Deed Restriction Violation Dispute Policy are attached hereto.

Signed this 3rd day of May, 2022.

COPPER COVE TOMBALL HOMEOWNERS
ASSOCIATION, INC.

By: [Signature]

Name: Jordan Cook

Title: Manager

STATE OF TEXAS

COUNTY OF HARRIS

This instrument was acknowledged before me on the 3rd day of May, 2022 by Jordan Cook, Manager of Copper Cove Tomball Homeowners Association, Inc. a Texas not for profit corporation, on behalf of said not for profit corporation

[Signature]
Notary Public in and for the State of Texas

