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**MANAGEMENT CERTIFICATE  
OF  
SHADOW WOOD VILLAGE CONDOMINIUM, INC.**

This Management Certificate, pursuant to Section 82.116 of the Texas Property Code, hereby supersedes and replaces any prior management certificates applicable to the property described below and all such prior management certificates are hereby revoked.

1. The name of the condominium is: **SHADOW WOOD VILLAGE CONDOMINIUM.** *lee*

2. The name of the association is: **SHADOW WOOD VILLAGE CONDOMINIUM, INC.**

3. The location of the condominium is: 10122 Shadow Wood Drive, Houston, Texas 77043.

4. The recording data for the declaration and plat is as follows:

SHADOW WOOD VILLAGE a Condominium Project in Harris County, Texas, as fully described in and as located, delineated and as defined in the Condominium Declaration together with the Survey Plat, By-Laws and Exhibits attached thereto, recorded in/under Clerk's File Number H520936, Volume 125, Page 66 and Volume 125, Page 82 of the Condominium Records and in Volume 310, Page 75 of the Map Records of Harris County, Texas. *D*

5. The mailing address of the Association is as follows:

Shadow Wood Village Condominium, Inc.  
10122 Shadow Wood Drive #27  
Houston, Texas 77043

6. The mailing address, phone number, and email address of the person or entity managing the Association is as follows:

Shadow Wood Village Condominium, Inc.  
c/o Anthony Capponi, President  
10122 Shadow Wood Drive #27  
Houston, Texas 77043  
832-534-3946  
10122sw@gmail.com

COPY

7. The website address on which the Association's restrictions are posted is as follows:

[https://www.dropbox.com/sh/hy1lvfjdgbnzcd/AABRVauixWMSr2VjZF-vj7\\_a?dl=0](https://www.dropbox.com/sh/hy1lvfjdgbnzcd/AABRVauixWMSr2VjZF-vj7_a?dl=0)

8. The amount and description of any fees charged by the Association related to transfers is as follows:

Resale Certificate fee: \$150 per unit  
Statement of Account fee: \$100 per unit

9. Other information the Association considers appropriate is as follows: N/A

RP-2021-509379

UNOFFICIAL COPY

EXECUTED this 1 day of September, 2021.

**SHADOW WOOD VILLAGE CONDOMINIUM, INC.,** a Texas condominium association

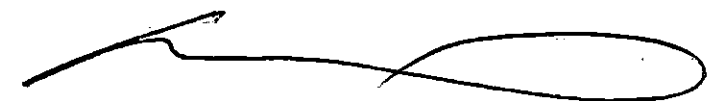
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By:   
ANTHONY CAPPONI, PRESIDENT

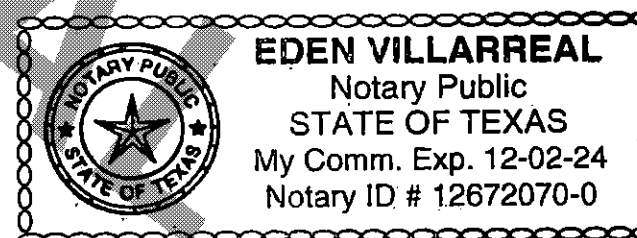
THE STATE OF TEXAS  
COUNTY OF HARRIS

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This instrument was acknowledged before me on the 1 day of September, 2021, by Anthony Capponi, President of SHADOW WOOD VILLAGE CONDOMINIUM, INC., a Texas condominium association, on behalf of said association.

  
Notary Public in and for the  
State of Texas

✓  
**RETURN TO:**  
**MITCHELL AVILA KATINE**  
**Katine Nechman McLaurin LLP**  
**1834 Southmore Boulevard**  
**Houston, Texas 77004**  
**(713) 808-1001**



FILED FOR RECORD

8:00:00 AM

Friday, September 3, 2021

*Leneshia Hudspeth*

COUNTY CLERK, HARRIS COUNTY, TEXAS

UNOFFICIAL COPY

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

Friday, September 3, 2021

*Leneshia Hudspeth*

COUNTY CLERK  
HARRIS COUNTY, TEXAS



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