



**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
for
SIENNA TOWNHOME ASSOCIATION**

THE STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

The undersigned, being the General Manager of Sienna Townhome Association, 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 Sienna Plantation.
2. Name of Association: The name of the Association is Sienna Townhome Association.
3. Recording Data for the Subdivision:
 - a. Sienna Plantation, Section 17A, a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20190012 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - b. Sienna, Section 17B and 17C, a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20200057 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - c. Sienna, Section 42, a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20210078 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - d. Sienna, Section 43, a subdivision in Fort Bend County, Texas according to the map or plat thereof recorded under File No. 20220006 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
4. Recording Data for the Declaration:* Please see the attached chart.
5. Name and Mailing Address of the Association: The name and mailing address of the Association is Sienna Townhome Association, 9600 Scanlan Trace, Missouri City, Texas 77459.

6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: Sandra K. Denton, General Manager c/o Sienna Townhome Association. Address: 9600 Scanlan Trace, Missouri City, Texas 77459. Phone No.: 281.778.0778. Email Address: sandyd@clubsienna.com.
7. The Association's Dedicatory Instruments are Available to Members Online at: www.siennanet.com.
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate Fee	\$ 150.00
Certificate of Compliance Fee	\$ 140.00
Refinance Fee	\$ 80.00
Statement of Account Fee	\$ 80.00
Transfer Fee	\$ 260.00
Working Capital Assessment [Master Covenant Article 5, Section 5.08]	Each Owner (other than Declarant) will pay a one-time Working Capital Assessment. The Working Capital Assessment for 2022 is \$1,307.00. The Working Capital Assessment will be due and payable to the Association immediately upon each transfer of title to the Lot or Condominium Unit. Some exemptions apply. For future years, the Working Capital Assessment must be confirmed with the Association.
Community Enhancement Fee [Master Covenant Article 5, Section 5.15 and Community Enhancement Covenant Article 2, Section 2.04]	Community Enhancement Fee shall be payable by the Transferor to the Association upon each transfer of a Lot or Condominium Unit. The Community Enhancement Fee varies depending on the nature of the transfer (as set forth in Section 2.04 of the Community Enhancement Covenant) and must be confirmed with the Association.

Capitalization Fee [Supplemental Declaration
Article IV, Section 4A and Resolution]

Each Owner of a Townhome other than the Declarant, at the time it purchases a Townhome from the previous owner (at every sale beginning with the first Owner to purchase a Townhome from Declarant) shall be obligated to pay a Capitalization Fee in the amount of 100% of the then current Annual Assessment rate. The Capitalization Fee must be confirmed with the Association.

Executed on this 31st day of May, 2022.

SIENNA TOWNHOME ASSOCIATION

By:

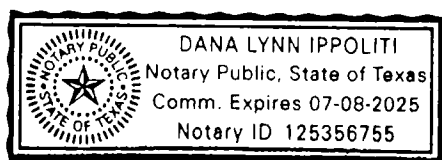
Sandra K. Denton

Sandra K. Denton, General Manager

*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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BEFORE ME, the undersigned notary public, on this 31st day of May, 2022 personally appeared Sandra K. Denton, General Manager of Sienna Townhome Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.



Dana Ippoliti
Notary Public in and for the State of Texas

RECORDING DATA FOR THE DECLARATION

Document	Fort Bend County Clerk's File No.
Sienna Plantation Amended and Restated Master Covenant (Sienna Plantation Community Association, Inc.)	2019035843
Sienna Plantation Community Enhancement Covenant (Sienna Plantation Community Association, Inc.)	2015009419
Supplemental Declaration of Covenants, Conditions and Restrictions for Sienna Townhomes	2019060447
Clarification Amendment to the Supplemental Declaration of Covenants, Conditions and Restrictions for Sienna Townhomes	2021028032
Sienna Plantation Notice of Annexation [Residential] Section 17A	2019091923
Sienna Townhome Association Supplemental Declaration of Covenants, Conditions and Restrictions and Annexation of Sienna Section 17B and 17C	2020063647
Sienna Plantation Notice of Annexation [Residential] Section 17B and 17C	2020029343
Supplemental Declaration of Covenants, Conditions & Restrictions and Annexation for Sienna Townhomes of Sienna, Section 42	20211244530
Resolution of the Board of Directors of the Sienna Townhome Association Capitalization Fee	2021183077
Supplemental Declaration of Covenants, Conditions & Restrictions and Annexation for Sienna Townhomes of Sienna, Section 43	2022023661