

AMENDED AND RESTATED MANAGEMENT CERTIFICATE  
OF  
TIMBER CROSSING RESIDENTIAL COMMUNITY, INC.

The undersigned, being an officer of Timber Crossing Residential Community, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

This certificate amends, restates and replaces in its entirety that certain Management Certificate of Timber Crossing Residential Community, Inc., recorded as Document No. RP-2020-313001, in the Official Public Records of Harris County, Texas.

1. The name of the subdivision: Timber Crossing.
  2. The name of the Association: Timber Crossing Residential Community, Inc., a Texas non-profit corporation.
  3. The recording data for the subdivision: That certain real property in Harris County, Texas, as described on Exhibit "A" to that certain Declaration of Covenants, Conditions and Restrictions for Timber Crossing, recorded under Document No. RP-2020-306195, Official Public Records of Harris County, Texas (the "Declaration").
  4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Exhibit "A" attached hereto and incorporated herein by reference.
1. The name and mailing address of the Association: Timber Crossing Residential Community, Inc., c/o Chaparral Management Company, 1400 Broadfield Blvd, Suite 600, Houston, TX 77084.
  2. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Chaparral Management Company
Attn:	Wendy Golden
Mailing Address:	1400 Broadfield Blvd, Suite 600, Houston, TX 77084
Telephone Number:	281-463-1777
Email Address:	wgolden@scsmgmt.com
  3. Website to access the Association's dedicatory instruments:  
www.chaparralmanagement.com
  4. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - \$350.00.

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Transfer Fee - \$275.00.

Resale Certificate Fee - \$375.00.

Resale Certificate Update Fee - \$75.00.

Rush Fee (1 business day) - \$300.00.

Rush Fee (3 business days) - \$200.00.

Rush Fee (5 business days) - \$100.00.

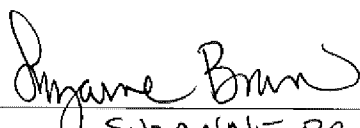
The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

*[SIGNATURE PAGE FOLLOWS]*

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

**TIMBER CROSSING RESIDENTIAL COMMUNITY,  
INC.,** a Texas non-profit corporation

By:   
Name: SUZANNE BRANN  
Title: HOA PRESIDENT

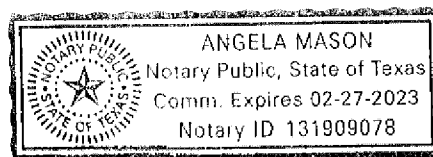
STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS   §

This instrument was acknowledged before me this 19<sup>th</sup> day of OCTOBER, 2021 by SUZANNE BRANN PRESIDENT of Timber Crossing Residential Community, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

[SEAL]

  
Notary Public Signature

AFTER RECORDING RETURN TO:  
Robert D. Burton, Esq.  
WINSTEAD PC  
401 Congress Avenue, Suite 2100  
Austin, Texas 78701  
rburton@winstead.com



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EXHIBIT "A"

**RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS**

1. Declaration of Covenants, Conditions and Restrictions for Timber Crossing, recorded as Document No. RP-2020-306195, Official Public Records of Harris County, Texas.
2. Timber Crossing Adoption of Working Capital Assessment, recorded as Document No. RP-2020-313000, Official Public Records of Harris County, Texas.
3. Timber Crossing Notice of Plat Recordation, recorded as Document No. RP-2020-314830, Official Public Records of Harris County, Texas.
4. Timber Crossing Community Manual, recorded as Document No. RP-2020-327792, Official Public Records of Harris County, Texas.
5. Timber Crossing First Supplement to Community Manual, recorded as Document No. RP-2021-612038, Official Public Records of Harris County, Texas.

RP-2021-640850  
# Pages 5  
11/05/2021 01:28 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$30.00

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-2021-640850