



**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE**
for
ESTATES OF TEAL RUN HOMEOWNER ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

The undersigned, being the Managing Agent of Estates of Teal Run Homeowner Association, Inc., a non-profit corporation (the "**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 Management Certificate previously filed by the Association:

1. Name of Subdivision: The name of the subdivision is Estates of Teal Run.
2. Name of Association: The name of the Association is Estates of Teal Run Homeowner Association, Inc.
3. Recording Data for the Subdivision:
 - a. Estates of Teal Run, Section One (1), a subdivision in Fort Bend County, Texas, according to the map or plat thereof, recorded under Slide No. 1860B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - b. Estates of Teal Run, Section Two (2), a subdivision in Fort Bend County, Texas, according to the map or plat thereof, recorded under Slide No. 2156A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - c. Estates of Teal Run, Section Three (3), a subdivision in Fort Bend County, Texas, according to the map or plat thereof, recorded under Slide No. 2327A of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - d. Estates of Teal Run, Section Four (4), a subdivision in Fort Bend County, Texas, according to the map or plat thereof, recorded under Slide No. 2327B of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.
 - e. Estates of Teal Run, Section Five (5), a subdivision in Fort Bend County, Texas, according to the map or plat thereof, recorded under Plat No. 20040105 of the Plat Records of Fort Bend County, Texas and all amendments to or replats of said maps or plats, if any.

- f. Estates of Teal Run, Section Six (6), a subdivision in Fort Bend County, Texas, according to the map or plat thereof, recorded under Plat No. 20040082 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*:

a. Documents:

- (1) Declaration of Covenants, Conditions and Restrictions Estates of Teal Run Section One.
- (2) Declaration of Covenants, Conditions and Restrictions Estates of Teal Run, Section Two.
- (3) Declaration of Covenants, Conditions and Restrictions Estates of Teal Run, Section Three.
- (4) Declaration of Covenants, Conditions and Restrictions Estates of Teal Run, Section Four.
- (5) Declaration of Covenants, Conditions and Restrictions Estates of Teal Run, Section Five.
- (6) Declaration of Covenants, Conditions and Restrictions Estates of Teal Run, Section Six.
- (7) Annexation Agreement (Estates of Teal Run, Section Two).
- (8) Annexation Agreement (Estates of Teal Run, Section Three).
- (9) Annexation Agreement (Estates of Teal Run, Section Four).
- (10) Annexation Agreement (Estates of Teal Run, Section Five).
- (11) Annexation Agreement (Estates of Teal Run, Section Six).

b. Recording Information:

- (1) Fort Bend County Clerk's File No. 1999063376.
- (2) Fort Bend County Clerk's File No. 2001051197.
- (3) Fort Bend County Clerk's File No. 2002086187.
- (4) Fort Bend County Clerk's File No. 2002086189.
- (5) Fort Bend County Clerk's File No. 2004081274.
- (6) Fort Bend County Clerk's File No. 2004081272.
- (7) Fort Bend County Clerk's File No. 2001051198.
- (8) Fort Bend County Clerk's File No. 2002086186.
- (9) Fort Bend County Clerk's File No. 2002086188.
- (10) Fort Bend County Clerk's File No. 2004081273.
- (11) Fort Bend County Clerk's File No. 2004081271.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Estates of Teal Run Homeowner Association, Inc. c/o RealManage, P.O. Box 803555, Dallas, Texas 75380-3555.
6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is:

RealManage Closing Portal
P.O. Box 803555
Dallas, Texas 75380-3555.
866.473.2573
ESTOTEAL@CiraMail.com

7. The Association's Dedicatory Instruments are available to Members online at:
www.ciranet.com/residentportal.
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

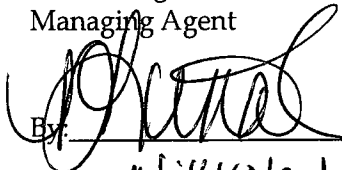
Description	Fee
Resale Certificate	\$ 375.00
Transfer Fee	\$ 325.00
Private Transfer Fee	\$ 75.00
Refinance Fee	\$ 250.00

Resale certificates are requested via the RealManage Closing Portal at www.realmanage.com/closingportal.

Executed on this 27th day of September, 2021.

ESTATES OF TEAL RUN HOMEOWNER ASSOCIATION, INC.

By: RealManage,
Managing Agent



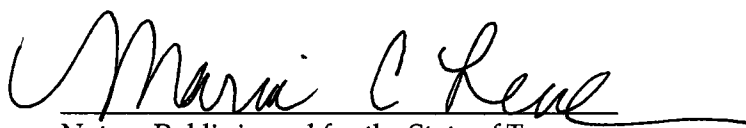
Printed: Nikkole Luna

Its: Senior Vice President / Market Leader

*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 §
 §
 COUNTY OF Fort Bend §

BEFORE ME, the undersigned notary public, on this 27 day of Sept., 2021 personally appeared Nikkole Luna, Community Manager of RealManage, Managing Agent for Estates of Teal Run Homeowner Association, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed.


 Notary Public in and for the State of Texas

