



Mary Louise Nicholson
Tarrant County Clerk

100 W. Weatherford
Fort Worth, TX 76196
(817) 884 - 1195
wm-countyclerk@tarrantcounty.com

OFFICIAL RECEIPT

RECEIPT NUMBER	DATE
5749250	09/27/2022 11:00:25 AM

Issued to: MICHAEL DRYBREAD
1265 WENDY CT
KENNEDEALE, TX 760600000

For Payment of:

Type	Pages	Reference #	Fees
1 PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE	3	D222236028	\$27.00
Total:			\$27.00

Amount Paid: \$27.00
Change: \$0.00

Method of Payment:	Reference Number:	Amount:
Credit Card	de7a6dca	\$27.00

THANK YOU
Mary Louise Nicholson
County Clerk
Recording life's events since 2011

Clerk: Chris K



Your feedback is important to us.
Scan the QR Code and let us know how our service was today.



D222236028

09/27/2022 11:00 AM

Page: 1 of 3

Fees: \$27.00

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE

SUBMITTER: MICHAEL DRYBREAD

The State of Texas

County of Tarrant


MARY LOUISE NICHOLSON
COUNTY CLERK

MANAGEMENT CERTIFICATE PURSUANT
TO SECTION 209.004, TEXAS PROPERTY CODE

1. The name of the subdivision is: STEEPLECHASE ESTATES
2. The name of the association is: KENNEDALE STEEPLECHASE HOME OWNERS ASSOCIATION
3. The recording data for the subdivision is: Plat filed in Cabinet A, Slide 475, on 7/25/1990.
4. The recording data for the declarations are:
 - a. Lots 1 through 8, of Block Two and Lots 1 through 17. of Block One, according to the final plat of the Steeplechase Addition, an addition to the City of Kennedale, Tarrant County. Texas, recorded in the office of the County Clerk of Tarrant County, Texas, on the 25th day of July, 1990, at Cabinet A, Slide 475.
 - b. Lots 9 through 12, of Block Two and Lots 18 through 21. of Block One, according to the final plat of the Steeplechase Addition, an addition to the City of Kennedale, Tarrant County. Texas, recorded in the office of the County Clerk of Tarrant County, Texas, on the 22nd day of July, 1992, at Cabinet A, Slide 1082.
 - c. Lots 13 and 14, of Block Two; Lots 22 through 34, of Block One and Lots 1 through 13, of Block Three, according to the final plat of the Steeplechase Addition, an addition to the City of Kennedale, Tarrant County, Texas recorded in the office of the County Clerk of Tarrant County, Texas, recorded in the office of Kennedale, Tarrant County, Texas, on the 13 th day of November, 1992, at Cabinet A, Slide 1158.
 - d. Lots 15 through 17, of Block 1; Lots 56 through 69, Block Two; and Lots 1 through 10, Block 3 of Section Three of the Steeplechase Estates Addition, an addition to the Town of Kennedale, Tarrant County. Texas, recorded in the office of the County Clerk of Tarrant County, Texas, on the Twentieth day of December, 1995, at Cabinet "A", Slide 2624 in the Plat Records of Tarrant County, Texas.
 - e. Lots 7 through 14, of Block One; Lots 23 through 55 of Block Two, according to the final plat of the Section Two of the Steeplechase Estates Addition, an addition to the City of Kennedale, Tarrant County. Texas, recorded in the office of the County Clerk of Tarrant County, Texas, on the 6th day of May, 1994, at Cabinet A, Slide 1706.

- f. Lots 1 through 6, of Block One; Lots 1 through 22. of Block Two, according to the final plat of the Section One of the Steeplechase Estates Addition, an addition to the City of Kennedale, Tarrant County, Texas, recorded in the office of the County Clerk of Tarrant County, Texas, on the 24th day of June, 1993, at Cabinet A, Slide 1082.
 - g. Lots 18 through 20, Block 1; Lots 70 through 73, Block 2; Lots 11 through 20, Block 3 and Lots 1 through 10, Block 4 of Section four of the Steeplechase Estates Addition, an addition to the Town of Kennedale, Tarrant County, Texas, recorded in the office of the County Clerk of Tarrant County, Texas, on the 26th day of November, 1996, at Cabinet "A", Slide 3204 in the Plat Records of Tarrant County, Texas.
- 5. The name of the association is KENNEDALE STEEPLCHASE HOME OWNERS ASSOCIATION and the mailing address is P.O. Box 705, Kennedale, TX 76060.
 - 6. The name and mailing address of the representative managing the association is Jonathan Scheffrahn at P.O. Box 705, Kennedale, TX 76060.
 - 7. The website address of any website on which the association's dedicatory instruments are available (in accordance with Section 207.006, Texas Property Code), is <https://steeplechasekennedale.com>.
 - 8. The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivision:
 - a. Resale Certificate - \$125
 - b. Resale Update - \$50

Executed on the 21st day of September, 2022.

Kennedale Steeplechase Home
Owners Association, a Texas non-profit
corporation.


Jonathan Scheffrahn, President

This instrument was acknowledged before me on the 21st day of September , 2022, by Jonathan Scheffrahn, acting president of the Kennedale Steeplechase Home Owners Association, a Texas non-profit corporation.



Jennifer M. Mejia

Notary Public, State of Texas

When recorded return to:
Jonathan Scheffrahn
P.O. Box 705
Kennedale, TX 76060.



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS OF
TARRANT COUNTY, TEXAS
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