

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
SPRING TRAILS COMMUNITY ASSOCIATION, INC.

This Property Owners' Association Management Certificate is being recorded by **Spring Trails Community Association, Inc.**, a Texas non-profit corporation (the "Association"), in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

<u>Document and</u> Name of Subdivision	Recording Data for Document	Recording Data for Subdivision
Declaration of Covenants, Conditions and Restrictions for Spring Trails Single Family Residential Areas (Spring Trails, Section One (1), Section Two (2), Section (3), and Section Four (4))	Montgomery County Clerk's File No. 2002-102924, Film Code 157-10-2795	Cabinet S, Pages 195-197, Cabinet S, Pages 198 and 199, Cabinet S, Pages 200 and 201, and Cabinet S, Pages 202 and 203, respectively, Map Records, Montgomery County, Texas; and as stated in said Declaration
Amendment to the Declaration of Covenants, Conditions and Restrictions for Spring Trails Single Family Residential Areas	Montgomery County Clerk's File No. 2003-043773, Film Code 293-10-1950	As stated in said Amendment
Amendment to the Declaration of Covenants, Conditions and Restrictions for Spring Trails Single Family Residential Areas	Montgomery County Clerk's File No. 2003-145322	As stated in said Amendment
Declaration of Annexation Spring Trails, Section Five (5) (Parcels SF-6 and SF-7)	Montgomery County Clerk's File No. 2004-002491	Cabinet V, Sheets 102-104, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Six (6)	Montgomery County Clerk's File No. 2004-073507	Cabinet W, Sheets 60-61, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Seven (7) (Parcel SF-8)	Montgomery County Clerk's File No. 2005-049184	Cabinet Y, Sheets 31-32, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Eight (8)	Montgomery County Clerk's File No. 2004-115722	Cabinet Z, Sheets 61-62, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Nine (9)	Montgomery County Clerk's File No. 2006-146196	Cabinet Z, Sheets 517-518, Map Records, Montgomery County, Texas; and as stated in said Declaration

Declaration of Annexation Spring Trails, Section Ten (10)	Montgomery County Clerk's File No. 2004- 040430	Cabinet W, Sheets 4-5, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Eleven (11)	Montgomery County Clerk's File No. 2005- 115723	Cabinet Z, Sheets 43-45, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Twelve (12)	Montgomery County Clerk's File No. 2006- 146197	Cabinet Z, Sheets 515-516, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Thirteen (13) (Parcel SF-14)	Montgomery County Clerk's File No. 2007- 107181	Cabinet Z, Sheets 900-901, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Fourteen (14) (Parcel SF-17)	Montgomery County Clerk's File No. 2007- 107180	Cabinet Z, Sheets 902-904, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Fifteen (15) (Parcel SF-11)	Montgomery County Clerk's File No. 2006- 146198	Cabinet Z, Sheets 513-514, Map Records, Montgomery County, Texas; and as stated in said Declaration, File No. 2006- 123891
Declaration of Annexation Spring Trails, Section Sixteen (16)	Montgomery County Clerk's File No. 2007- 041308	Cabinet Z, Sheets 723-724, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Seventeen (17)(Parcel SF-18A)	Montgomery County Clerk's File No. 2008- 076792	Cabinet Z, Sheets 1295-1298, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Eighteen (18)(Parcel SF-15)	Montgomery County Clerk's File No. 2008- 111706	Cabinet Z, Sheets 1363-1366, Map Records, Montgomery County, Texas; and as stated in said Declaration
Declaration of Annexation Spring Trails, Section Nineteen (19)(Parcel SF- 18B)	Montgomery County Clerk's File No. 2008- 076791	Cabinet Z, Sheets 1299-1301, Map Records, Montgomery County, Texas; and as stated in said Declaration

Supplemental Declaration of Covenants, Conditions, and Restrictions for Spring Trails, Section Fifteen (15), Clerk's File No. 2007-023426 and 2007-023427.

Supplemental Declaration of Covenants, Conditions, and Restrictions for Spring Trails, Section Sixteen (16), Clerk's File No. 2007-041306.

Supplemental Declaration of Covenants, Conditions, and Restrictions for Spring Trails, Section Nineteen (10), Clerk's File No. 2008-076790.

Association Information:

The contact information and website for the association is as follows:

SPRING TRAILS COMMUNITY ASSOCIATION, INC.

c/o Inframark, LLC

2002 W. Grand Parkway N., Suite 100

Katy, Texas 77449

Phone: 281-870-0585

Name and Mailing Address of Person Managing the Association or Its Designated Representative:

Khara Mathews, Community Association Manager

SPRING TRAILS COMMUNITY ASSOCIATION, INC.

c/o Inframark, LLC

2002 W. Grand Parkway N., Suite 100

Katy, Texas 77449

Phone: 281-870-0585

Email Address: khara.mathews@inframark.com

Fees Related to Property Transfer:

Resale Certificate: **\$350.00**

Transfer Fee: **\$250.00**

Refinance Fee: **\$75.00**

Rush Fees:

1 Day: **\$185.00**

3 Days: **\$150.00**

5 Days: **\$125.00**

Foundation Fee: **0.25% of the Gross Sales Price from Seller**

Association Website:

SpringTrails.nabrnetwork.com

Other Optional Information:

Management Company Website:

www.inframarkims.com

Executed this the 21 day of October, 2021.

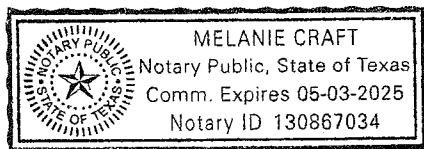
**SPRING TRAILS COMMUNITY
ASSOCIATION, INC.**

BY: Khara Mathews

Khara Mathews Print Name
Association Manager

THE STATE OF TEXAS §
 §
COUNTY OF MONTGOMERY §

THIS INSTRUMENT was acknowledged before me on this the 21 day of October, 2021, by Khara Mathews, Association Manager of **SPRING TRAILS COMMUNITY ASSOCIATION, INC.**, a Texas non-profit corporation, on behalf of said corporation.



Melanie Craft
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

Disclaimer: Please note, this certificate only contains information as required under Tex. Prop. Code §209.004 and may not contain all of the recorded declaratory instruments for the Association. Prospective purchasers are encouraged to independently examine the Declaration, By-Laws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.

E-FILED FOR RECORD

11/22/2021 08:19AM



COUNTY CLERK
MONTGOMERY COUNTY, TEXAS

STATE OF TEXAS,
COUNTY OF MONTGOMERY

I hereby certify that this instrument was e-filed in the file number
sequence on the date and time stamped herein
by me and was duly e-RECORDED in the Official Public
Records of Montgomery County, Texas.

11/22/2021



County Clerk
Montgomery County, Texas