

**AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
RIVERHILLS HOMEOWNERS ASSOCIATION, INC.**

The undersigned, being an officer of Riverhills Homeowners Association, Inc. 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 recorded as Document No. D222050483, in the Official Public Records of Tarrant County, Texas.

1. The name of the subdivision: Edwards Ranch Riverhills.
2. The name of the association: Riverhills Homeowners Association, Inc.,
a Texas nonprofit corporation.
3. The recording data for the subdivision: That certain real property in Tarrant County, Texas, as described on the Plats recorded as Document Nos. D207165381, D208270576, D209137702, D211034376, D211065013, D211187628, D212125730, D212300566, D213051987, D213273209, D216031513, D216164352, D217106821, D217172381, D212125729, along with any replats or supplements thereof, all found in the Official Public Records of Tarrant County, Texas.
4. The recording data for the Declaration and any amendments: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the association:

Riverhills Homeowners Association, Inc.
4200 S. Hulen Street, Suite 614
Fort Worth, TX 76109
6. The name, mailing address, telephone number, and email address of the person managing the association or the association's designated representative:

Name: Sheryl LaBoyteaux, Secretary & Treasurer
Mailing Address: 4200 S. Hulen Street #614
Fort Worth, TX 76109
Telephone Number: (817) 731-7396
Email Address: RiverhillsHOA@cassco.com
7. The website address of any Internet website on which the association's dedicatory instruments are available: <https://www.riverhillshoa.org>



D225101664

06/05/2025 10:54 AM Page: 1 of 4 Fees: \$32.00
PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
SUBMITTER: RIVERHILLS HOMEOWNERS ASSOCIATION INC

Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK

RIVERHILLS HOMEOWNERS ASSOCIATION, INC.
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8. The amount and descriptions of any fees charged by the association relating to a property transfer in the subdivision:

Resale Certificate -- \$375.00

Resale Certificate Update -- \$75.00

[SIGNATURE PAGE FOLLOWS]

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

ASSOCIATION:

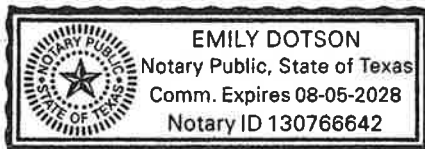
RIVERHILLS HOMEOWNERS ASSOCIATION, INC., a
Texas nonprofit corporation

By: 
Printed Name: Paxton E. Motheral
Title: Vice President

STATE OF TEXAS §
 §
COUNTY OF Tarrant §

This instrument was acknowledged before me this ____ day of June, 2025 by
Paxton E. Motheral (name), Vice President (title) of Riverhills Homeowners
Association, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]




Notary Public Signature

AFTER RECORDING RETURN TO:

Frank O. Carroll III, Esq.
WINSTEAD PC
600 W. 5th Street, Suite 900
Austin, Texas 78701
focarroll@winstead.com



D225101664
Pages: 4
Fees: \$32.00

PROPERTY OWNERS ASSOCIATION MANAGEMENT CE
Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK

ATTACHMENT 1

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restrictions for Edwards Ranch Riverhills, recorded as Document No. D207176715, Official Public Records of Tarrant County, Texas.
 - a. First Amendment to Declaration of Covenants, Conditions and Restrictions for Edwards Ranch Riverhills, recorded as Document No. D215081556, Official Public Records of Tarrant County, Texas.
2. Declaration of Annexation for Edwards Ranch Riverhills (Phase 5), recorded as Document No. D212128052, Official Public Records of Tarrant County, Texas.
3. Declaration of Annexation for Edwards Ranch Riverhills (Phase 3), recorded as Document No. D213279554, Official Public Records of Tarrant County, Texas.
 - a. First Amendment to Declaration of Annexation for Edwards Ranch Riverhills (Phase 3), recorded as Document No. D213285753, Official Public Records of Tarrant County, Texas.
 - b. Second Amendment to Declaration of Annexation for Edwards Ranch Riverhills (Phase 3), recorded as Document No. D215081557, Official Public Records of Tarrant County, Texas.
4. Declaration of Annexation for Edwards Ranch Riverhills (Phase 3B), recorded as Document No. D216037939, Official Public Records of Tarrant County, Texas.
5. Records Retention Schedule [Exhibit A-2], recorded as Document No. D213309024, Official Public Records of Tarrant County, Texas.
6. Records Production Policy and Fee Schedule [Exhibit A-3], recorded as Document No. D213309024, Official Public Records of Tarrant County, Texas.
7. Riverhills Homeowners Association Schedule of DRC Review Fees, recorded as Document No. D216130474, Official Public Records of Tarrant County, Texas.
8. Amended and Restated Design Guidelines Pattern Book, recorded as Document No. D224227000, Official Public Records of Tarrant County, Texas.
9. Amended and Restated Fine & Enforcement Policy [Tab A], recorded as Document No. D225090603, Official Public Records of Tarrant County, Texas.
10. Amended and Restated Assessment Collection Policy [Tab B], recorded as Document No. D225090603, Official Public Records of Tarrant County, Texas.