

VG-996-2023-3414196

Hidalgo County
Arturo Guajardo Jr.
County Clerk
Edinburg, Texas 78540

Document No: 3414196

Billable Pages: 2

Recorded On: January 19, 2023 03:00 PM

Number of Pages: 3

CERTIFICATE

*****Examined and Charged as Follows*****

Total Recording: \$ 40.00

*****THIS PAGE IS PART OF THE DOCUMENT*****

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.

File Information:

Document No: 3414196
Receipt No: 20230119000302
Recorded On: January 19, 2023 03:00 PM
Deputy Clerk: Horacio Garza
Station: CH-1-CC-K12

Record and Return To:

Idalia Snell
4917 Dora Ln
PCI - Original Returned to Customer
McAllen TX 78504



STATE OF TEXAS
COUNTY OF HIDALGO

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Hidalgo County, Texas.

Arturo Guajardo Jr.
County Clerk
Hidalgo County, Texas

MANAGEMENT CERTIFICATE FOR
RUSSEL PARK SUBDIVISION
(Texas Property Code Section 209.004)

The following information is being provided pursuant to Section 209.004, Texas Property Code:

1. Name of the Subdivision: Russel Park Subdivision
2. Name of the Association: Russel Trails Park HOA
3. Mailing Address: 201 W. Hillside Rd. Ste #7 Laredo, Tx. 78041
4. Subdivision Plat Information: The plat of the Subdivision recorded in Document Number 2799087, Official Map Records, City of Edinburg, Hidalgo County, Texas
5. Declaration Information: Declaration of Covenants, Conditions and Restrictions of the Cobblestone RGV Subdivision, executed in City of Edinburg Hidalgo County, Texas, recorded in Document Number 2799087, Official Public Records of Real Property of City of Edinburg, Hidalgo County, Texas
6. Association Management or Representative: Maria Carreon
201 W. Hillside Rd. Ste #7
Laredo, Tx. 78041

EXHIBITS:

- A. CERTIFICATE OF FORMATION OF ASSOCIATION
- B. BYLAWS OF ASSOCIATION
- C. ORGANIZATIONAL MINUTES OF MEETING AND CONSENT OF DIRECTORS
- D. COPY POLICY
- E. GUIDELINES FOR ALTERNATIVE PAYMENT PLAN
- F. TRANSFER FEE
- G. TREC FORM
- H. YEARLY ASSESSMENTS
- I. CERTIFICATE OF COMPLIANCE
- J. ACC APPLICATION FEE

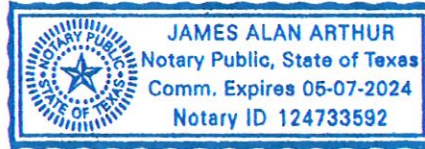
Russel Trails Park HOA
a Texas non-profit corporation

Maria Carreon

Maria Carreon; Managing Agent

TEXAS STATE OF TEXAS §

COUNTY OF WEBB §



Before me, the undersigned notary public, on this day personally appeared Maria Carreon, Managing Agent of Russel Trails Park HOA, known to me or proved to me by presentation to me of a governmentally issued identification card to be the person whose name is subscribed to the foregoing instrument, and acknowledged to e that he executed it for the purposes and consideration expressed in it.

Given under my hand seal of the 29 day of Dec 2022.



Notary Public, State of Texas