

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
ARTESIAN OAKS MAINTENANCE FUND, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF MONTGOMERY §

The undersigned, being the Association Manager ARTESIAN OAKS MAINTENANCE FUND, INC. (hereinafter the "Association"), a non-profit corporation 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 prior Management Certificate filed by the Association.

1. Name of Subdivision(s):

The name of the Subdivision is: **Artesian Oaks**

2. Name of Association:

The name of the Association is **ARTESIAN OAKS MAINTENANCE FUND, INC.**

3. Recording Data for the Subdivision(s):

The recording data for the subdivisions is as follows:

Artesian Oaks, Section One, in Montgomery County, Texas, according to the map or plat thereof, recorded under Montgomery County File No. 319609, Cabinet A, Sheet 0114 of the Map Records of Montgomery County, Texas;

Artesian Oaks, Section Two, in Montgomery County, Texas, according to the map or plat thereof, recorded under Montgomery County File No. 326296, Cabinet A, Sheet 0132 of the Map Records of Montgomery County, Texas;

Artesian Oaks, Section Three, in Montgomery County, Texas, according to the map or plat thereof, recorded under Montgomery County File No. 2001059178, Cabinet Q, Sheet 0067 of the Map Records of Montgomery County, Texas;

4. Recording Data for the Declaration(s):

Restrictions and Covenants for Artesian Oaks, Section 1, recorded in the Montgomery County Real Property Records under Montgomery County Clerk's File No. 324040;

Amended Restrictions and Covenants for Artesian Oaks, Section 1, recorded in the Montgomery County Real Property Records under Montgomery County Clerk's File No. 8303010;

Amendment to Restrictions Artesian Oaks, Section One (1), recorded in the Montgomery County Real Property Records under Montgomery County Clerk's File No. 9006862;

Deed Restrictions for Artesian Oaks, Section Three (3), recorded in the Montgomery County Real Property Records under Montgomery County Clerk's File No. 2001069541;

5. Association Information:

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

Artesian Oaks Maintenance Fund, Inc.
c/o Advantage Asset Management
150 Pine Forest Drive
Suite 301
The Woodlands, TX 77384
Website: <https://themanagementpros.com/hoa/>

6. Designated Representative Information:

Advantage Asset Management
150 Pine Forest Drive
Suite 301
The Woodlands, TX 77384
Tel: 936-582-5270
Email: charlie@themanagementpros.com

7. Fees Related to Property Transfer:

Transfer Fee: \$150.00

8. Optional Information:

None.

Executed this the 14 day of November, 2022.

**ARTESIAN OAKS MAINTENANCE
FUND, INC.**

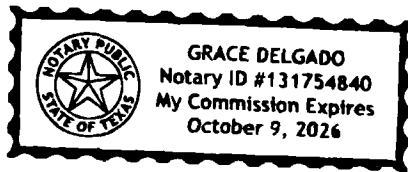
By 
Signature (Community Manager)

Charles Roseland
Print Name (Community Manager)

THE STATE OF TEXAS
COUNTY OF HARRIS

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BEFORE ME, the undersigned notary public, on this the 14th day of November, 2022, personally appeared Charlie Roseland, the Community Association Manager of **ARTESIAN OAKS MAINTENANCE FUND, INC.**, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed.





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 dedicatory 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. Further, this management certificate does not purport to include every piece of recorded information about the association and do not rely on it for such. The purpose of the management certificate is to identify the association and contact information for it.

E-FILED FOR RECORD

11/15/2022 03:06PM



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.

11/15/2022



County Clerk
Montgomery County, Texas