

2021156731

ELECTRONICALLY RECORDED

Official Public Records

9/20/2021 10:07 AM



Laura Richard, County Clerk

Fort Bend County Texas

Pages: 3

Fee: \$ 24.00

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by Caldwell Ranch Residential Community, 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 Name of Subdivision</u>	<u>Recording Data for Document</u>	<u>Recording Data for Subdivision</u>
Declaration of Covenants, Conditions and Restrictions for Caldwell Ranch	Fort Bend County Clerk's File No. 2020076941 Brazoria County Clerk's File No. 2020033835	Plat Nos. 20200278, 20210133, 20210086, 20210087, 20210072, 20210133, Map or Plat Records, Fort Bend County, and as stated in said Declaration
Caldwell Ranch Community Manual (Certificate of Formation; Bylaws; Fine and Enforcement Policy; Assessment Collection Policy; Record Inspection, Copying and Retention Policy; Statutory Notice of Posting and Recordation of Association Governance Documents; Email Registration Policy; Generator Policy)	Fort Bend County Clerk's File No. 2020078078 Brazoria County Clerk's File No. 2020034220	As stated in said Declaration
Notice of Addition of Land to Declaration of Covenants, Conditions and Restrictions for Caldwell Ranch (adding 83.238 acres)	Brazoria County Clerk's File No. 2021053848	As stated in said Declaration

Name and Mailing Address for Association

Caldwell Ranch Residential Community, Inc.
c/o Inframark, LLC
2002 West Grand Parkway North, Suite 100
Katy, Texas 77449

2021156731 Page 2 of 3Name and Mailing Address of Person Managing
the Association or its Designated Representative

Alicia Newby
Inframark, LLC
2002 West Grand Parkway North, Suite 100
Katy, Texas 77449

Telephone Number to contact the Association

(281) 870-0585

Email Address to contact the Association

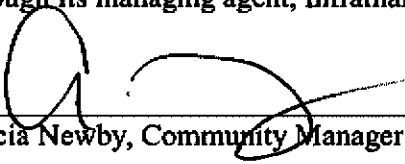
alicia.newby@inframark.com

Transfer of Title Fees

Transfer Fee:	\$225.00
Capitalization Fee:	1 year's assessment
Resale Certificate Fee:	\$350.00
Updated Resale Certificate Fee:	\$75.00
Rush Fee:	\$185.00 for 1 day rush
	\$150.00 for 3 day rush
	\$125.00 for 5 day rush
Refinance Fee:	\$100.00

Executed on this the 17 day of September, 2021.

Caldwell Ranch Residential Community, Inc.,
a Texas non-profit corporation, acting by and
through its managing agent, Inframark, LLC



Alicia Newby, Community Manager

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STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 17 day of Sept., 2021, by Alicia Newby, Community Manager for Inframark, LLC, the managing agent for Caldwell Ranch Residential Community, Inc., a Texas non-profit corporation, on behalf of said entity.



Sharon Ann Griffith
Notary Public, State of Texas

When recorded return to:

Hoover Slovacek LLP
Galleria Tower II
5051 Westheimer Rd., Suite 1200
Houston, Texas 77056

FILED and RECORDED

Instrument Number: 2021063480

Filing and Recording Date: 09/27/2021 08:19:51 AM Pages: 4 Recording Fee: \$34.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Brazoria County, Texas.



A handwritten signature in black ink, which appears to read "Joyce Hudman".

Joyce Hudman, County Clerk
Brazoria County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

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cclerk-cynthia