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## AMENDED MANAGEMENT CERTIFICATE FOR COUNTRY CLUB ESTATES HOMEOWNERS' ASSOCIATION, INC.

State of Texas                   §  
County of Guadalupe       §

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code. This certificate amends, restates, and replaces in its entirety that certain Management Certificate of Country Club Estates Subdivision recorded as Document/Instrument No. 2006009943 in the Official Public Records of Guadalupe County, Texas.

1. Name of the Subdivision:                   Country Club Estates
  
2. Name of the Association:               Country Club Estates Homeowners' Association, Inc.
  
3. Recording Data for the Subdivision:   Country Club Estates plat or map recorded as Document/Instrument No. 1995013073  
  
    Country Club Estates amended plat or map recorded as Document/Instrument No. 1996000346  
  
    Country Club Estates Unit II plat or map recorded as Document/Instrument No. 2001010284  
  
    Country Club Estates Unit 3 plat or map recorded as Document/Instrument No. 202099010817  
  
    Country Club Estates Unit II amended plat or map recorded as Document/Instrument No. 202199001472
  
4. Recording Data for the Declaration and Amendments:   Declaration of Covenants, Conditions, and Restrictions for Country Club Estates recorded as Document/Instrument No. 1995013133  
  
    Amended Declaration of Covenants, Conditions, and Restrictions for Country Club Estates recorded as Document/Instrument No. 1996001089  
  
    Second Amended Declaration of Covenants, Conditions, and Restrictions for Country Club Estates recorded as Document/Instrument No. 2005009533  
  
    Declaration of Covenants, Conditions, and Restrictions and Statement of Annexation for Country Club Estates Unit II and Country Club Estates Units III recorded as Document/Instrument No. 2005009913  
  
    Third Amended Declaration of Covenants, Conditions, and Restrictions for Country Club Estates and Country Club Estates Units II and III recorded as Document/Instrument No. 2009017068

5. Name and Mailing Address of the Association: Country Club Estates Homeowners' Association, Inc., c/o Donna Myers, 816 Arvin, Seguin, TX 78155
6. Name, Mailing Address, Telephone Number, and E-mail Address of the Person Managing the Association or the Association's Designated Representative: Donna Myers  
816 Arvin  
Seguin, TX 78155  
830-305-4871  
seguinccehoa@gmail.com
7. Website to Access Dedicatory Instruments: www.seguincountryclubestateshoa.com
8. Amount and Description of Fees Charged Related to a Property Transfer in the Subdivision: None

The purpose of this certificate is to provide information sufficient for a title company to correctly identify the subdivision and to contact its governing association. This certificate does not purport to identify every publicly recorded document affecting the subdivision, or to report every piece of information pertinent to the subdivision. No person should rely on this certificate for anything other than instructions for contacting the association in connection with the transfer of title to a home in the subdivision.

Country Club Estates Homeowners' Association, Inc., a Texas corporation

By: Donna Myers  
Donna Myers, Managing Agent

State of Texas §  
County of Guadalupe §

This instrument was acknowledged and signed before me on this 23 day of February, 2023, by Donna Myers, Managing Agent of Country Club Estates Homeowners' Association, Inc., on behalf of said association.

Rhiannon Robinson  
Notary Public, State of Texas

After Recording, Return To:  
Country Club Estates Homeowners' Association, Inc.  
c/o Donna Myers  
816 Arvin  
Seguin, TX 78155



## FILED and RECORDED in the OFFICIAL PUBLIC RECORDS

**Honorable Teresa Kiel, Guadalupe County Clerk**

Document Number:	202399004349
Recorded On:	February 23, 2023 10:36 AM
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Discriminatory restrictive covenants based on race, color, religion contradict the 14th Amendment's Equal Protection Clause and are therefore unenforceable under federal law. Supreme Court Decision Shelly v. Kraemer 1948.

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**THIS PAGE CONTAINS IMPORTANT RECORDING INFORMATION  
AND SHALL REMAIN A PART OF THIS INSTRUMENT.**

Receipt Number: 20230223000044  
User: Marissa A  
Station: CCKPC17633

**Return To:**  
ENV-Donna Myers  
816 Arvin

SEGUIN TX 78155

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**STATE OF TEXAS  
GUADALUPE COUNTY**

**I hereby certify this instrument was FILED and RECORDED in the OFFICIAL  
PUBLIC RECORDS of Guadalupe County, Texas on the date/time printed above.**



*Teresa Kiel*  
Teresa Kiel  
Guadalupe County Clerk  
Guadalupe County, TX