

**PROPERTY OWNERS' ASSOCIATION  
MANAGEMENT CERTIFICATE**  
*for*  
**THE SETTLEMENT PATIO HOMES HOMEOWNERS ASSOCIATION, INC.**

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THE STATE OF TEXAS       §  
  §  
COUNTY OF BRAZOS       §

The undersigned, being the Managing Agent for The Settlement Patio Homes Homeowners Association, Inc., a non-profit corporation ("Association") 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: The name of the subdivision is The Settlement.
2. Name of Association: The name of the Association is The Settlement Patio Homes Homeowners Association, Inc.
3. Recording Data for the Subdivision:
  - a. Replat Indian Lakes Subdivision Phase IX, a subdivision in Brazos County, Texas according to the map or plat thereof recorded in Volume 7800, Page 14 of the Map Records of Brazos County, Texas, and all amendments to or replats of said maps or plats, if any.
4. Recording Data for the Declaration:\*
  - a. Documents:
    - (1) Declaration of Covenants, Conditions, Reservations and Restrictions of Village of Indian Lakes.
    - (2) Amendment to the Declaration of Covenants, Conditions, Reservations and Restrictions of Villages of Indian Lakes.
    - (3) Amendment to Declaration of Covenants, Conditions, Reservations and Restrictions of Villages of Indian Lakes.
    - (4) Amendment to Declaration of Covenants, Conditions, Reservations and Restrictions of Villages of Indian Lakes.
    - (5) Supplemental Declaration of Covenants, Conditions and Restrictions Indian Lakes Phase IX Known As "The Settlement".
    - (6) Amendment to the Supplemental Declaration of Covenants, Conditions, Reservations and Restrictions Indian Lakes Phases IX and XI Known As The Settlement.

- (7) Amendment to the Supplemental Declaration of Covenants, Conditions and Restrictions Indian Lakes Phases IX and XI known as "The Settlement".

b. Recording Information:

- (1) Volume 5375, Page 33, *et seq.* in the Official Public Records of Real Property of Brazos County, Texas.
- (2) Brazos County Clerk's File No. 2013-1179536.
- (3) Brazos County Clerk's File No. 1380973.
- (4) Brazos County Clerk's File No. 1411906.
- (5) Volume 7872, Page 157, *et seq.* in the Official Public Records of Real Property of Brazos County, Texas.
- (6) Brazos County Clerk's File No. 2013-1179535.
- (7) Brazos County Clerk's File No. 1380974.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is The Settlement Patio Homes Homeowners Association, Inc. c/o Texas Conservation Community Association Management Company, 3608 East 29<sup>th</sup> Street, Suite 100, Bryan, Texas 77802.
6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: Texas Conservation Community Association Management Company. Address: 3608 E. 29<sup>th</sup> Street, Suite 100, Bryan, Texas 77802. Phone No.: 979.846.1273. Email Address: thesettlementpatiohoa@txcamco.com.
7. The Association's Dedicatory Instruments are Available to Members Online at: <https://txcamco.com/the-settlement/>.
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate Fee	\$ 200.00

Executed on this 28<sup>TH</sup> day of SEPTEMBER, 2021.

THE SETTLEMENT PATIO HOMES  
HOMEOWNERS ASSOCIATION, INC.

By: Texas Conservation Community Association  
Management Company, Managing Agent

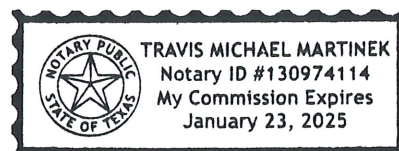
Kristina Swonke  
Kristina Swonke, Community Manager

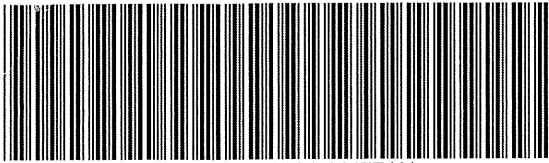
\*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

THE STATE OF TEXAS       §  
  §  
COUNTY OF BRAZOS     §

BEFORE ME, the undersigned notary public, on this 28<sup>TH</sup> day of SEPTEMBER, 2021 personally appeared Kristina Swonke, Community Manager for Texas Conservation Community Association Management Company, Managing Agent for The Settlement Patio Homes Homeowners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.

Travis Michael Martinek  
Notary Public in and for the State of Texas





\*VG-267-2021-1447740\*

**Brazos County  
Karen McQueen  
County Clerk**

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**Instrument Number:** 1447740  
Volume : 17392

Real Property Recordings

Recorded On: September 29, 2021 08:43 AM

Number of Pages: 4

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**" Examined and Charged as Follows: "**

Total Recording: \$34.00

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**\*\*\*\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\***

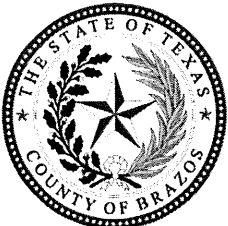
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY  
because of color or race is invalid and unenforceable under federal law.

**File Information:**

Document Number: 1447740  
Receipt Number: 20210929000014  
Recorded Date/Time: September 29, 2021 08:43 AM  
User: Lana G  
Station: CCLERK08

**Record and Return To:**

Travis Martinek  
3608 E 29Th, Suite 100  
  
BRYAN TX 77802



STATE OF TEXAS  
COUNTY OF BRAZOS

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 Public Records of Brazos County, Texas.

Karen McQueen  
County Clerk  
Brazos County, TX