

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by Saddle Ridge Community Association, 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>
Community Charter for Saddle Ridge (Sections 1 and 2)	Harris County Clerk's File No. Y478487	Film Code Nos. 568022 and 568032, Map Records, Harris County, Texas; and as stated in said Charter
Supplement to Community Charter (Saddle Ridge Section 3)	Harris County Clerk's File No. Z373122	Film Code No. 600027, Map Records, Harris County, Texas; and as stated in said Supplement
Supplement to Community Charter (Saddle Ridge Section 4)	Harris County Clerk's File No. Z522864	Film Code No. 601091, Map Records, Harris County, Texas; and as stated in said Supplement
Supplement to Community Charter (Saddle Ridge Section 5)	Harris County Clerk's File No. 20150290232	Film Code No. 674396, Map Records, Harris County, Texas; and as stated in said Supplement
Supplement to Community Charter (Saddle Ridge Section 6)	Harris County Clerk's File No. RP-2017-158478	Film Code No. 680847, Map Records, Harris County, Texas; and as stated in said Supplement
First Amendment to Community Charter	Harris County Clerk's File No. RP-2018-516416	As stated in said Amendment
Articles of Incorporation	Harris County Clerk's File No. 20120289967	As stated in said Charter and Supplements
By-Laws	Harris County Clerk's File No. Y478487	As stated in said Charter and Supplements
Amendment to the By-Laws	Harris County Clerk's File No. 20120289967	As stated in said Charter and Supplements
Amendment to the By-Laws	Harris County Clerk's File No. 20150478771	As stated in said Charter and Supplements
Amended and Restated Bylaws	Harris County Clerk's File No. RP-2018-516375	As stated in said Charter and Supplements
First Amendment to Amended and Restated Bylaws	Harris County Clerk's File No. RP-2020-592922	As stated in said Charter and Supplements

Design Guidelines	Harris County Clerk's File No. Y478487	As stated in said Charter and Supplements
Guidelines Relating to Rain Barrels and Rain Harvesting Systems, Solar Energy Devices, Storm and Energy Efficient Shingles, Flags, and Religious Items	Harris County Clerk's File No. 20120289967	As stated in said Charter and Supplements
Payment Plan Policy	Harris County Clerk's File No. 20120289967	As stated in said Charter and Supplements
Records Retention Policy	Harris County Clerk's File No. 20120289967	As stated in said Charter and Supplements
Open Records Policy	Harris County Clerk's File No. 20120289967	As stated in said Charter and Supplements
Guidelines Relating to Drought-Resistant Landscaping and Water-Conserving Natural Turf	Harris County Clerk's File No. 20130613317	As stated in said Charter and Supplements
Standby Electric Generator Policy	Harris County Clerk's File No. RP-2016-189287	As stated in said Charter and Supplements
Yard Art Rules; Fining Policy; Additional Parking Rules	Harris County Clerk's File No. RP-2018-516375	As stated in said Charter and Supplements
Restrictive Covenant Enforcement Policy	Harris County Clerk's File No. RP-2019-236427	As stated in said Charter and Supplements
Religious Display Guidelines	Harris County Clerk's File No. RP-2021-475829	As stated in said Charter and Supplements
Swimming Pool Enclosure Guidelines	Harris County Clerk's File No. RP-2021-475830	As stated in said Charter and Supplements
Security Measures Guidelines	Harris County Clerk's File No. RP-2021-475831	As stated in said Charter and Supplements
209 Hearing Guidelines	Harris County Clerk's File No. RP-2021-475832	As stated in said Charter and Supplements
Bid Procedure for Contracts Exceeding \$50,000 Guidelines	Harris County Clerk's File No. RP-2021-475833	As stated in said Charter and Supplements

Name and Mailing Address for Association

Saddle Ridge Community Association, Inc.
c/o VanMor Properties, Inc.
7102 Glen Chase Court
Houston, Texas 77095

Name and Mailing Address of Person Managing
the Association or its Designated Representative

VanMor Properties, Inc.
7102 Glen Chase Court
Houston, Texas 77095

Telephone Number to contact the Association

(832) 593-7300

Email Address to contact the Association

susan@vanmor.com

Association Website

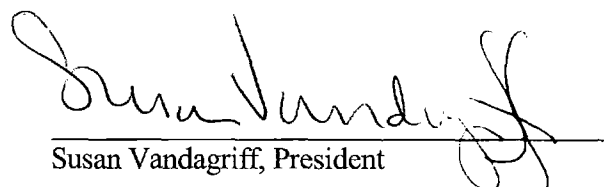
www.saddleridgehumble.com

Transfer of Title Fees

Transfer Fee:	\$350.00
Resale Certificate Fee:	\$375.00
Updated Resale Certificate Fee (within 180 days):	\$75.00
Questionnaire:	\$375.00
Refinance Fee:	\$100.00
Rush Fee:	\$100.00
Statement of Account/Payoff Request/Quote Fee:	\$75.00

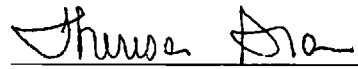
Executed on this the 6th day of January, 2025.

Saddle Ridge Community Association, Inc., a
Texas non-profit corporation, acting by and
through its managing agent, VanMor Properties,
Inc.


Susan Vandagriff, President

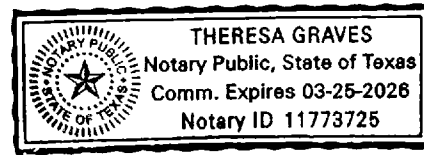
STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 6th day of January, 2025, by Susan Vandagriff, President with VanMor Properties, Inc., the managing agent for Saddle Ridge Community Association, Inc., a Texas non-profit corporation, on behalf of said entity.



Notary Public, State of Texas

When recorded return to:
Hoover Slovacek LLP
Galleria Tower II
5051 Westheimer Rd., Suite 1200
Houston, Texas 77056



RP-2025-7138
Pages 5
01/08/2025 09:13 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$37.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically
and any blackouts, additions or changes were present
at the time the instrument was filed and recorded.

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.
THE STATE OF TEXAS
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in
File Number Sequence on the date and at the time stamped
hereon by me; and was duly RECORDED in the Official
Public Records of Real Property of Harris County, Texas.



Teneshia Hudspeth
COUNTY CLERK
HARRIS COUNTY, TEXAS

RP-2025-7138