

\*VG-996-2025-3640558\*

Hidalgo County  
Arturo Guajardo Jr.  
County Clerk  
Edinburg, Texas 78540

Document No: 3640558

Billable Pages: 1

Recorded On: April 17, 2025 04:17 PM

Number of Pages: 2

CERTIFICATE

\*\*\*\*\*Examined and Charged as Follows\*\*\*\*\*

Total Recording: \$ 35.00

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

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 No: 3640558  
Receipt No: 20250417000359  
Recorded On: April 17, 2025 04:17 PM  
Deputy Clerk: Elisa Castillo  
Station: CH-1-CC-K32

Record and Return To:

DRODZ Enterprises Inc  
PO Box 6075  
original returned to customer  
MCALLEN TX 78502-6075



STATE OF TEXAS  
COUNTY OF HIDALGO

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 Records of Hidalgo County, Texas.

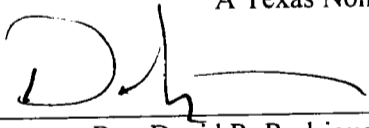
Arturo Guajardo Jr.  
County Clerk  
Hidalgo County, Texas

MANAGEMENT CERTIFICATE  
FOR  
Magnolia Park Estates Homeowner's Association Inc.

The following information is being provided pursuant to Section 209, Texas Property Code and supersedes any prior management certificate filed by the Association:

- 1. Name of Subdivision: Magnolia Park Estates Subdivisioin
- 2. Name of the Association: Magnolia Park Estates Homeowner's Association Inc.
- 3. Mailing Address: P.O. Box 6075, McAllen, Texas, 78502
- 4. Subdivision Plat Information: Filed with Hidalgo County, Texas on 04/04/2022, Lots 1 through 29  
Instrument Number 2022-3327542
- 5. Declaration Information: Magnolia Park Estates Homeowner's Association Inc. Instrument Number  
2022-3329550 filed with Hidalgo County, Texas on 04/07/2022.
- 6. Association Management: Samson Property Management  
306 W. Nolana Avenue  
McAllen, Texas, 78504  
Telephone: (956) 202-0399  
Website: www.samsonpm.com  
E-mails: [hoainfo@samsonpm.com](mailto:hoainfo@samsonpm.com)  
[david@samsonpm.com](mailto:david@samsonpm.com)
- 7. Website address: [www.townsq.io](http://www.townsq.io)
- 8. Property transfer fees: Transfer fee charged by  
Samson Property Management: \$200.00  
  
Account Fee charged by  
Samson Property Management: \$100.00  
  
Transfer/Account fee charged by  
Magnolia Park Estates HOA: \$100.00

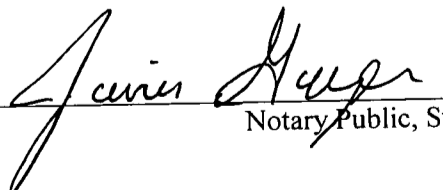
Magnolia Park Estates Homeowner's Association Inc.  
A Texas Non-Profit Corporation

  
By: David R. Rodriguez, Managing Agent

State of Texas       §  
                              §  
County of Hidalgo   §

Before me, the undersigned notary public, on this day personally appeared David Rodriguez, Managing Agent of Magnolia Park Estates Homeowner's Association Inc. , known to me or proved to me by presentation to me of governmentally issued identification card to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed it for the purposes and consideration expressed in it,

Given under my hand and seal of office the 17<sup>th</sup> day of April, 2025.

  
Notary Public, State of Texas

**AFTER RECORDING, RETURN TO:**  
Magnolia Park Estates Homeowner's Association Inc.  
c/o Samson Property Management  
P.O. Box 6075  
McAllen, Texas 78502

