

**MANAGEMENT CERTIFICATE FOR
NORTH STAR ESTATES COMMUNITY ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the duly appointed and acting Managing Agent for North Star Estates Community Association, Inc., a nonprofit corporation 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:
 - a. North Star Estates Section One
 - b. North Star Estates Section Two
 - c. North Star Estates Section Three
 - d. North Star Estates Section Four
 - e. North Star Estates Section Five
 - f. North Star Estates Section Six
2. Name of Association: The name of the Association is North Star Estates Community Association, Inc.
3. Recording Data for the Subdivision:
 - a. Final Plat of North Star Estates, Section One – Clerk’s File No. R528545, Official Records, Harris County, Texas;
 - b. Replat of a portion of North Star Estates, Section One – Clerk’s file No. R892540, Official Records, Harris County, Texas;
 - c. Boundary Line Adjustment, New Lot 39, Old Lots 39 and 40, North Star Estates, Section One – Clerk’s File No. S664497, Official Records, Harris County, Texas;
 - d. Boundary Line Adjustment, New Lot 42, Old Lots 42 and 43, North Star Estates, Section One – Clerk’s File No. U413754, Official Records, Harris County, Texas;
 - e. Amending Plat of North Star Estates, Section Two – Clerk’s File No. S807543, Official Records, Harris County, Texas;

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- f. Final Replat of North Star Estates, Section Three – Clerk's File No. T144112, Official Records, Harris County, Texas;
- g. Final Plat of North Star Estates, Section Four – Clerk's File No. T621982, Official Records, Harris County, Texas;
- h. Boundary Line Adjustment, Lots 35 and 36, North Star Estates, Section Four – Clerk's File No. U155372, Official Records, Harris County, Texas;
- i. Final Plat of North Star Estates, Section Five – Clerk's File No. U522940, Official Records, Harris County, Texas; and
- j. Amending Plat of North Star Estates, Section Six – Clerk's File No. U974447, Official Records, Harris County, Texas.

4. Recording Data for the Restrictions:

- a. Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk's File No. R561531, Official Records, Harris County, Texas;
- b. First Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk's File No. S215647, Official Records, Harris County, Texas;
- c. Articles of Annexation and Amendment for North Star Estates, Section Two – Clerk's File No. S538413, Official Records, Harris County, Texas;
- d. Third Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk's File No. S712761, Official Records, Harris County, Texas;
- e. Fourth Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk's File No. S872942, Official Records, Harris County, Texas;
- f. Fifth Amendment of Declaration of Covenants, Conditions, Restrictions and Easements/or North Star Estates – Clerk's File No. T269622, Official Records, Harris County, Texas;
- g. Articles of Annexation and Sixth Amendment of Declaration Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk's File No. T709856, Official Records, Harris County, Texas;

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- h. Seventh Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk’s File No. U212443, Official Records, Harris County, Texas;
 - i. Eighth Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk’s File No. U436203, Official Records, Harris County, Texas;
 - j. Ninth Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk’s File No. U455582, Official Records, Harris County, Texas;
 - k. Articles of Annexation and Tenth Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk’s File No. U912950, Official Records, Harris County, Texas;
 - l. Eleventh Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk’s File No. V270293, Official Records, Harris County, Texas;
 - m. Twelfth Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk’s File No. X235990, Official Records, Harris County, Texas; and
 - n. Thirteenth Amendment of Declaration of Covenants, Conditions, Restrictions and Easements for North Star Estates – Clerk’s File No. X926128, Official Records, Harris County, Texas.

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the subdivision/association. No person should rely on this Management Certificate for anything other than/or identifying and contacting the Association.

5. Association Information: The contact information and website for the association is as follows:

North Star Estates Community Association, Inc.
c/o Tri-Star Community Management, LLC.
525 Woodland Sq. Blvd., Suite 250
Conroe, TX 77384
<https://tristar.cinwebaxis.com>

6. Designated Representative Information:

Tri-Star Community Management, LLC.
525 Woodland Sq. Blvd., Suite 250
Conroe, TX 77384
Phone Number: (936) 207 – 1440
Email: jennifer@tristarcmm.net


7. Fees Related to Property Transfer:

Transfer Fee:	\$275.00 to Tri-Star Community Management, LLC \$200.00 to North Star Estates Community Association, Inc.
Resale Certificate:	\$300.00 to Tri-Star Community Management, LLC
Refinance Fee:	\$100.00 to Tri-Star Community Management, LLC
Expedited Response:	\$50.00 to Tri-Star Community Management, LLC

8. Optional Information: None.

Executed this the 1 day of November, 2024.

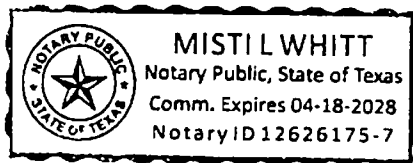
**NORTH STAR ESTATES COMMUNITY
ASSOCIATION, INC.**

By: 
Name: Jennifer Taylor
Position: Manager

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THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on this the 7 day of November, 2024, by Jennifer Taylor, Managing Agent for North Star Estates Community Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledges to me that they executed the same for the purpose and in the capacity therein expressed.



Misti L. Whitt
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

AFTER RECORDING RETURN TO:

Christopher J. Archambault
Porter Law Firm
2221 S. Voss Rd.
Houston, Texas 77057

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Pages 6
11/19/2024 11:57 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$41.00

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

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