

**MANAGEMENT CERTIFICATE FOR WIMBLEDON PINES CONDOMINIUM  
OWNERS ASSOCIATION**

---

THE STATE OF TEXAS     §  
                                     §  
COUNTY OF HARRIS     §

The undersigned, being the President of Wimbledon Pines Condominium Owners Association, a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 82.116 of the Texas Property Code which supersedes any prior Management Certificate filed by Wimbledon Pines Condominium Owners Association:

1. Name of Condominium: The name of the Condominium is Wimbledon Pines.
2. Name of Association: The name of the Association is Wimbledon Pines Condominium Owners Association.
3. Location of the Condominium and Recording Data for the Condominium and Declaration:
  - a. Wimbledon Pines is located at 16120 Stuebner Airline Rd., Spring, Texas 77379.
  - b. Condominium Declaration for Wimbledon Pines Condominium recorded under Volume 98, Page 141 in the Condominium Records of Harris County, Texas.
  - c. First Amendment to Condominium Declaration for Wimbledon Pines Condominiums recorded under Volume 103, Page 51 in the Condominium Records of Harris County, Texas.
  - d. Second Amendment to Condominium Declaration for Wimbledon Pines Condominiums recorded under Film Code No. 220501 in the Condominium Records of Harris County, Texas.
4. Name and Mailing Address of the Association: The name and mailing address of the Association is Wimbledon Pines Condominium Owners Association c/o Prestige Association Management Group Corporation, 1849 Kingwood Dr., Suite 103, Kingwood, Texas 77339.
5. Name and Mailing Address of Person Managing the Association or Its Designated Representative: The name and mailing address of the designated representative of the Association is Wimbledon Pines Condominium Owners Association c/o Prestige Association Management Group Corporation, 1849 Kingwood Dr., Suite 103, Kingwood, Texas 77339.

6. Telephone Number to Contact the Association: The telephone number to contact Wimbledon Pines Condominium Owners Association c/o Prestige Association Management Group Corporation (281) 607-7701.
7. Email Address to Contact the Association: sarahe@pamgtx.com
8. The Association's website may be found at:  
https://frontsteps.cloud/CaliberWeb2 Prestige and www.pamgtx.com

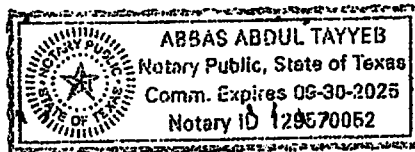
Executed on this the 31 day of December, 2024.

Wimbledon Pines Condominium  
Owners Association

Michael S. Shemwell  
[Signature], President

THE STATE OF TEXAS §  
COUNTY OF HARRIS §  
ACKNOWLEDGMENT

BEFORE ME, the undersigned notary public, on this the 31<sup>st</sup> day of December, 2024 personally appeared Michael S. Shemwell (President of Wimbledon Pines Condominium Owners Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed.



[Signature]  
Notary Public in and for the State of Texas

E-RECORDED BY:

**ESG** | SEARS  
BENNETT  
& GERDES, LLP

6548 GREATWOOD PKWY.  
SUGAR LAND, TX 77479

RP-2025-10478  
# Pages 3  
01/10/2025 10:46 AM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$29.00

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-2025-10478