

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
HUNTER'S RIDGE VILLAGE COMMUNITY ASSOCIATION**

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

HUNTER'S RIDGE VILLAGE COMMUNITY ASSOCIATION a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Management Certificates, as follows:

- (1) the name of the Subdivision is Hunter's Ridge Village;
- (2) the name of the Association is Hunter's Ridge Village Community Association;
- (3) the subdivision is recorded in the Plat Records of Harris County, Texas, as follows:
 - (a) Hunter's Ridge Village, Section One, under Clerk's File No. F625111;
 - (b) Hunter's Ridge Village, Section Two, under Clerk's File No. G899341;
 - (c) Hunter's Ridge Village, Section Three, under Clerk's File No. H790943;
 - (d) Hunter's Ridge Village, Section Four, under Clerk's File No. K136890;
- (4) the Declarations and any amendments thereto, are recorded in the Real Property Records of Harris County, Texas, as follows:
 - (a) Declaration of Covenants, Conditions and Restrictions for Hunter's Ridge Village, under Clerk's File No. F959936;
 - (b) First Amendment to Declaration of Covenants, Conditions and Restrictions for Hunter's Ridge Village, under Clerk's File No. G551775;
 - (c) Hunter's Ridge Village, Section One Protective Covenants, under Clerk's File No. F954087;
 - (d) Hunter's Ridge Village, Section Two Protective Covenants, under Clerk's File No. H012759;
 - (e) Hunter's Ridge Village, Section Three Protective Covenants, under Clerk's File No. J045501;
 - (f) Hunter's Ridge Village, Section Four Protective Covenants, under Clerk's File No. K24742;

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- (g) Annexation of a portion of Hunter's Ridge Village, Section One, under Clerk's File NO. G471431;
- (h) Annexation of Restricted Reserve "D", Section One, under Clerk's File No. H623633;
- (i) Protective Covenants, Lot 25, Block 17, Hunter's Ridge Village, under Clerk's File No. G726863;

(5) the name and mailing address of the Association is:

- (a) Hunter's Ridge Village Community Association. c/o Sterling Association Services, P.O. Box 38113, Houston, Texas 77238;

(6) the name, mailing address, telephone number, and email address of the Association's Designated Representative is:

- (a) Sterling Association Services, Inc. P.O. Box 38113, Houston, Texas 77238;
- (b) (832) 678-4500;
- (c) servicedesk@sterlingasi.com;

(7) The Association's website address is:

<http://www.huntersridgekingwood.com/home.asp>

(8) The following fees are charged by the Association relating to a property transfer in the Subdivision:

- (a) Transfer Fee - \$220.00;
- (b) Statement of Account - \$275.00;
- (c) Payoff Statement of Account - \$125.00;
- (d) Refinance Statement of Account - \$125.00;
- (e) Resale Certificate - \$375.00;
- (f) Rush Fees for All Documents:
 - a. One-day - \$100.00;
 - b. Three-day - \$75.00;
 - c. Five-day - \$50.00;

(9) 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 or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

SIGNED THIS 1st DAY OF December, 2021.

By: Rebecca Ananiew, on behalf of
Sterling Association Services, Inc., Managing Agent for
Hunter's Ridge Village Community Association

Rebecca Ananiew
Print Name

STATE OF TEXAS

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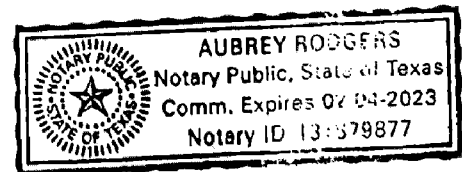
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Rebecca Ananiew, of Sterling Association Services, Inc., Managing Agent for Hunter's Ridge Village Community Association and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this the 1st day of December, 2021.

Aubrey Rodgers
Notary Public, State of Texas

E-RECORDED BY:
HOLT & YOUNG, P.C.
9821 Katy Freeway, Ste. 350
Houston, Texas 77024



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Pages 4
02/20/2023 03:15 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$26.00

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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