

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by Ladera Trails Community Association, 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>
Declaration of Covenants, Conditions and Restrictions Ladera Trails Community Association	Montgomery County Clerk's File No. 2021079468	File No. 2016057828, Real Property Records, Montgomery County, Texas; and as stated in said Declaration
First Amendment to Declaration of Covenants, Conditions and Restrictions	Montgomery County Clerk's File No. 2022103280	As stated in said Declaration and Amendment
Supplementary Declaration of Covenants, Conditions and Restrictions Annexation of Ladera Trails Section Two	Montgomery County Clerk's File No. 2022145666	File No. 2022127928, Real Property Records, Montgomery County, Texas; and as stated in said Declaration
Supplementary Declaration of Covenants, Conditions and Restrictions Annexation of Ladera Trails Section Three	Montgomery County Clerk's File No. 2022145671	File No. 2022115862, Real Property Records, Montgomery County, Texas; and as stated in said Declaration
Supplementary Declaration of Covenants, Conditions and Restrictions Annexation of Ladera Trails Section Four	Montgomery County Clerk's File No. 2023085267	File No. 2023085267, Real Property Records, Montgomery County, Texas; and as stated in said Declaration
Supplementary Declaration of Covenants, Conditions and Restrictions Annexation of Ladera Trails Section Five	Montgomery County Clerk's File No. 2023085268	File No. 2023052303, Real Property Records, Montgomery County, Texas; and as stated in said Declaration
Supplementary Declaration of Covenants, Conditions and Restrictions Annexation of Ladera Trails Section Six	Montgomery County Clerk's File No. 2024076570	File No. 2024064045, Real Property Records, Montgomery County, Texas; and as stated in said Declaration
Certificate of Formation and Bylaws	Montgomery County Clerk's File No. 2022059680	As stated in said Declaration
Restated and Amended Bylaws	Montgomery County Clerk's File No. 2024006704	As stated in said Declaration

Community Policy Manual	Montgomery County Clerk's File No. 2022057785	As stated in said Declaration
Updated Community Policies Manual Collection/Payment Plan Policy; Records Production/Copying Policy; Document Retention Policy; Solar Energy Devices Policy; Shingles Criteria Policy; 209 (Violations) Hearing Policy; Flag Display Policy; Standby Electric Generator Policy; Rainwater Harvesting System Policy; Swimming Pool Enclosures Policy; Religious Display Policy; Security Measures Policy; Statutory Notice of Posting and Recordation of Association Governance Documents; Email Registration Policy; Meeting Media Policy; Advisory Committee Guidelines; Board Member Conduct Policy; Fining and Enforcement Policy]	Montgomery County Clerk's File No. 2023099418	As stated in said Declaration
ACC Denial Letter and Appeal Hearing Policy	Montgomery County Clerk's File No. 2022095855	As stated in said Declaration
Builder Guidelines and Residential Design Guidelines - Homeowners	Montgomery County Clerk's File No. 2024034805	As stated in said Declaration

Name and Mailing Address for Association

Ladera Trails Community Association
c/o ACMI
12603 Louetta Road, Suite 101
Cypress, Texas 77429

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

ACMI
12603 Louetta Road, Suite 101
Cypress, Texas 77429

Telephone Number to contact the Association

(281) 251-2292

Email Address to contact the Association

info@acmimgmt.com

Association Website

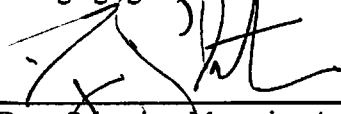
https://www.acmimgmt.com

Transfer of Title Fees

Transfer Fee:	\$250.00
Resale Certificate Fee:	\$275.00
Refinance Fee:	\$135.00
Quote Fee:	\$13.00 per quote requested

Executed on this the 11th day of December, 2024.

Ladera Trails Community Association, a Texas non-profit corporation, acting by and through its managing agent, ACMI



Doug Sebastian, Managing Agent

STATE OF TEXAS

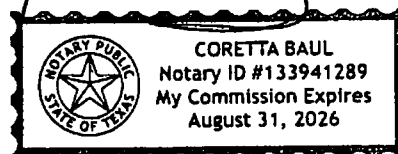
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COUNTY OF HARRIS

This instrument was acknowledged before me on the 11th day of December, 2024, by Doug Sebastian, Managing Agent with ACMI, the managing agent for Ladera Trails Community Association, 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

E-FILED FOR RECORD

12/11/2024 11:28AM



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas

STATE OF TEXAS,
COUNTY OF MONTGOMERY

I hereby certify that this instrument was e-filed in the file number
sequence on the date and time stamped herein
by me and was duly e-RECORDED in the Official Public
Records of Montgomery County, Texas.

12/11/2024



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas