



**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE**  
**QUAIL GREEN SOUTH COMMUNITY ASSOCIATION, INC.**

STATE OF TEXAS                   §  
   §  
COUNTY OF FORT BEND       §

QUAIL GREEN SOUTH COMMUNITY ASSOCIATION, INC., 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 Quail Green South.
- (2) the name of the Association is Quail Green South Community Association, Inc.
- (3) the subdivision is recorded in the Plat Records of Fort Bend County, Texas, as follows:
  - (a) Quail Green South Section 1, under Instrument No. 2000039296; and
  - (b) Quail Green South Section 2, under Instrument No. 20010324.
- (4) the Declarations and any amendments thereto, are recorded in the Real Property Records of Fort Bend County, Texas, as follows:
  - (a) Declaration of Covenants, Conditions, Restrictions and Easements for Quail Green South, under Instrument No. 2001096387;
  - (b) Articles of Annexation for Quail Green South, under Instrument No. 2003153584.
- (5) the name and mailing address of the Association is:
  - (a) Quail Green South Community Association, Inc., 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](mailto:servicedesk@sterlingasi.com).

(7) The Association's website address is: [www.sterlingasi.net](http://www.sterlingasi.net)

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

- (a) Transfer Fee - \$220.00;
- (b) Resale Certificate - \$375.00;
- (c) Updated Resale Certificate - \$75.00.

(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.

**[SIGNATURE BLOCKS FOLLOW]**

SIGNED THIS 18 DAY OF February, 2022.

By: Kari Lemoine, on behalf of  
Sterling Association Services, Inc., Managing Agent for  
Quail Green South Community Association, Inc.

Kari Lemoine  
Print Name

STATE OF TEXAS

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§

COUNTY OF FORT BEND

BEFORE ME, the undersigned authority, on this day personally appeared Kari Lemoine, of Sterling Association Services, Inc., Managing Agent for Quail Green South Community Association, Inc. 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 18 day of February, 2022.

Debra T. Willis  
Notary Public, State of Texas

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

