

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE
VILLAS AT WHITE OAK RANCH COMMUNITY ASSOCIATION, INC.**

THE STATE OF TEXAS §
COUNTY OF MONTGOMERY §

The undersigned, being the Managing Agent of Villas at White Oak Ranch Community Association, Inc. (hereinafter the "Association"), a non-profit corporation organized and existing under the laws of the State of Texas and in accordance with the Texas Property Code, submits the following information which supersedes any prior Management Certificate filed by the Association.

Name of Subdivision:	Villas at White Oak Ranch
Name of Association:	Villas at White Oak Ranch Community Association, Inc.
Recording Data for the Subdivision:	<p>Villas at White Oak Ranch Section 1, Final Plat, County Clerk's File No. 2017107998 and Cabinet Z, Sheets 4853-4856, of the Map Records of Montgomery County, Texas</p> <p>Villas at White Oak Ranch Section 2, County Clerk's File No. 2019106548 and Cabinet Z, Sheets 6099-6101, of the Map Records of Montgomery County, Texas</p>
Recording Data for the Declaration(s):	<p>Declaration of Covenants, Conditions and Restrictions for Villas at White Oak Ranch recorded in County Clerk's File No. 2017074923 of the Official Public Records of Montgomery County, Texas</p> <p>Supplemental Amendment to Declaration of Covenants, Conditions and Restrictions for Villas at White Oak Ranch, Section Two (2) [Annexation] recorded in County Clerk's File No. 2020062089 of the Official Public Records of Montgomery County, Texas</p> <p>First Amendment to the Declaration of Covenants, Conditions and Restrictions for Villas at White Oak Ranch recorded in County Clerk's File No. 202211215 of the Official Public Records of Montgomery County, Texas</p> <p>Amendment to the Declaration of Covenants, Conditions and Restrictions for Villas at White Oak Ranch recorded in County Clerk's File No. 2025000776 of the Official Public Records of Montgomery County, Texas</p>

Association Information:

Villas at White Oak Ranch Community
Association, Inc.
c/o CH&P Management LLC
PO Box 1920
Conroe, Texas 77305
Website: engage.goenumerate.com/s/villas/
Phone: 936-570-0132

Designated Representative Information:

CH&P Management LLC
1712 N. Frazier Street, Suite 215
Conroe, Texas 77301
Phone: 936-570-0132
Email: info@chpmanagement.com

Fees Related to Property Transfer:

Villas at White Oak Ranch Capitalization Fee: 50% of Annual Assessment
Transfer Fee: \$195
Refinance Fee: \$50
Resale Certificate Fee: \$250
Update Resale Certificate Fee: \$75
Rush Resale Certificate Fee: Depending on number of business days up to \$150

Executed this the 8th day of January, ~~2024~~ 2025.

Villas at White Oak Ranch Community Association, Inc.

By: _____

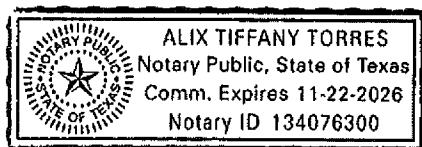
Savannah Carihfield
CH&P Management LLC
Managing Agent

THE STATE OF TEXAS

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COUNTY OF MONTGOMERY

This instrument was acknowledged before me on January 8, 202~~4~~⁵
by Savannah Carihfield, CH&P Management LLC, the Managing Agent of Villas at White Oak Ranch
Community Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.



Alix Torres
Notary Public, State of Texas

Disclaimer: Please note, this certificate only contains information as required under Tex. Prop. Code §209.004, and may not contain all of the recorded dedicatory instruments for the Association.

E-FILED FOR RECORD

01/08/2025 03:31PM



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.

01/08/2025



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas