

MANAGEMENT CERTIFICATE  
OF  
MEADOW PARK PROPERTY OWNERS ASSOCIATION, INC.

The undersigned, being an officer of Meadow Park Property Owners Association, Inc., a Texas nonprofit corporation (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Meadow Park.
2. The name of the Association: Meadow Park Property Owners Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All of that certain real property located in Montgomery County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for Meadow Park, recorded under Document No. 2023121531 in the Official Public Records of Montgomery County, Texas, as the same may be amended from time to time (the "Declaration").
4. The recording data for the Declaration and any amendments to the Declaration: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Meadow Park Property Owners Association, Inc., c/o Meadow Park, Ltd., 23449 Highway 59, Porter, Texas 77365.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Meadow Park Property Owners Association, Inc., c/o /o Meadow Park, Ltd.
Mailing Address:	23449 Highway 59, Porter, TX 77365
Attn.:	Community Manager
Telephone Number:	281-989-8185
Email Address:	<a href="mailto:martin@netmass.com">martin@netmass.com</a>

7. Website to access the Association's dedicatory instruments:  
TBD
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - TBD

Transfer Fee - \$250.00

Resale Certificate Fee - \$375.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

*[SIGNATURE PAGE FOLLOWS]*

EXECUTED to be effective on the date this instrument is Recorded.

**MEADOW PARK PROPERTY OWNERS ASSOCIATION,  
INC., a Texas nonprofit corporation**

By: 

Name: Mark Martin

Title: President

STATE OF TEXAS

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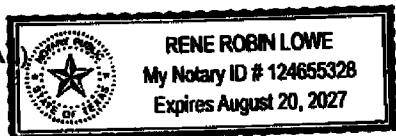
COUNTY OF Montgomery

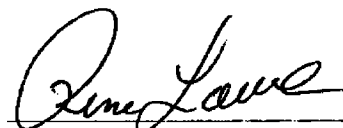
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This instrument was acknowledged before me on the 18 day of December, 2023 by Mark Martin, the President of Meadow Park Property Owners Association, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEA)





Notary Public Signature

**AFTER RECORDING RETURN TO:**

Kristi E. Stotts, Esq.  
Winstead PC  
401 Congress Avenue, Suite 2100  
Austin, Texas 78701  
Email: [kstotts@winstead.com](mailto:kstotts@winstead.com)

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Meadow Park, recorded under Document No. 2023121531 in the Official Public Records of Montgomery County, Texas.
2. Meadow Park Community Manual, recorded under Document No. 2023121627 in the Official Public Records of Montgomery County, Texas.
3. Meadow Park Design Guidelines, recorded under Document No. 2023121804 in the Official Public Records of Montgomery County, Texas.
4. Meadow Park Notice of Plat Recordation [Section 1], recorded under Document No. 2023121635 in the Official Public Records of Montgomery County, Texas.

ATTACHMENT 1

MEADOW PARK PROPERTY OWNERS ASSOCIATION, INC.  
MANAGEMENT CERTIFICATE

**E-FILED FOR RECORD**

12/20/2023 10:46AM



*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.

**12/20/2023**



*L. Brandon Steinmann*

County Clerk,  
Montgomery County, Texas