

CHATTERTON OAKS COMMUNITY ASSOCIATION, INC.
MANAGEMENT CERTIFICATE – HARRIS COUNTY, TEXAS

In accordance with Texas Property Code Section 209.004, Texas Residential Property Owners Protection Act, CHATTERTON OAKS COMMUNITY ASSOCIATION, INC., certifies as to the following:

1. The name of the subdivision is:

CHATTERTON OAKS

2. The name of the association is:

CHATTERTON OAKS COMMUNITY ASSOCIATION, INC.

3. The recording data for the subdivision is:

That certain real property in Harris County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for Chatterton Oaks, recorded as Document No. RP-2025-129037 in the Official Public Records of Harris County, Texas.

4. The recording data for the declaration (including covenants, bylaws, and rules and regulations) is:

Declaration of Covenants, Conditions and Restrictions for Chatterton Oaks, recorded as Document No. RP-2025-129037 in the Official Public Records of Harris County, Texas.

Chatterton Oaks Community Manual recorded as Document No. RP-2025-129341, Official Public Records of Harris County, Texas.

Chatterton Oaks Adoption of Working Capital Assessment recorded as Document No. RP-2025-129342, Official Public Records of Harris County, Texas.

5. The recording data for each amendment to the declaration (including covenants, bylaws, and rules and regulations) is:

Chatterton Oaks Amended and Restated Adoption of Working Capital Assessment recorded as Document No. RP-2025-143077, Official Public Records of Harris County, Texas.

6. The mailing address for the association is as follows:

CHATTERTON OAKS COMMUNITY ASSOCIATION, INC.
c/o Vision Communities Management, LLC
5757 Alpha Road, Ste. 680

Dallas, Texas 75240

7. The name, address, telephone number, and email address of the person managing the association or the association's designated representative are as follows:

Vision Communities Management, LLC
5757 Alpha Road, Ste. 680
Dallas, Texas 75240
Phone: (972) 612-2302
Email: info@vcmtexas.com

8. The website address on which the association's dedicatory instruments are available:

<https://vcmtexas.com> (under "Find My Community" link)

9. The following fees are charged by the association relating to a transfer of property within the association:

Resale Certificate	\$340.00
Statement of Account	\$50.00
Refinance Certificate	\$50.00
Transfer Fee to management company	\$250.00
Covenant Inspection Fee	\$250.00
Working Capital Assessment	6 months of Regular Assessments and 6 months of Utility Assessments

This Management Certificate does not purport to identify every publicly recorded document affecting the subdivision or to report every piece of information pertinent to the subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

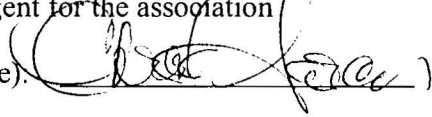
This Management Certificate amends, restates, and replaces in the entirety those previously filed Management Certificate(s), including the Management Certificate(s) filed at Document Number(s) RP-2025-129804 in the official public records for Harris County, Texas.

RP-2025-157288

EXECUTED as of April 03, 2025.

Vision Communities Management, LLC as
managing agent for the association

By (signature):



Name (printed):

Christ Garcia

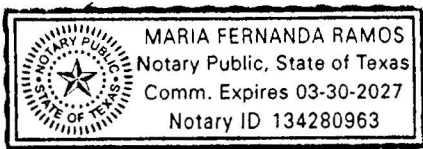
Title:

Executive VP

The State of Texas §

County of Dallas §

This instrument was acknowledged before me on the 23rd day of April, 2025, by Christ Garcia (name), the Executive VP (title) authorized agent for Vision Communities Management, LLC.


Notary Public - The State of Texas

After Recording, Please Return To:
Vision Communities Management, LLC
5757 Alpha Road, Suite 680
Dallas, TX 75240

RP-2025-157288

RP-2025-157288
Pages 4
04/29/2025 10:31 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$33.00

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

RP-2025-157288