

**Hood County Clerk
201 W Bridge Street
PO BOX 339
Granbury, Texas 76048
Phone: 817-579-3222**

Document Number: 2022-0001427 -
Filed and Recorded - Real Records

CERTIFICATE OF OWNERS ASSOCIATION

Grantor: MAIN PLACE HOMEOWNERS ASSOCIATION INC

Pages: 4

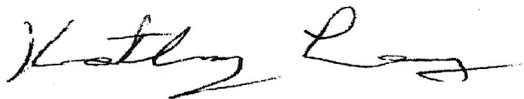
Recorded On: 01/26/2022 12:14 PM

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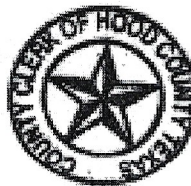
Recorded On:	01/26/2022 12:14 PM	Notes:
Document Number:	2022-0001427	
Receipt Number:	R221376	
Amount:	\$29.00	
Recorded By:	Tod Gathings	

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.

**I hereby certify that this instrument was filed and duly
recorded in the Official Records of Hood County, Texas**



Katie Lang
County Clerk
Hood County, Texas



Return To: In Office

MAIN PLACE HOMEOWNERS ASSOCIATION



2022 AMENDED MANAGEMENT CERTIFICATE PURSUANT TO SECTION 209.004, TEXAS PROPERTY CODE

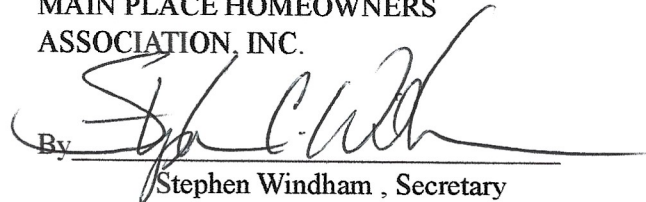
MAIN PLACE HOMEOWNERS ASSOCIATION, INC., a Texas Non-profit Corporation and Homeowners Association as defined by Chapter 209, Texas Property Code, hereby files this amended management certificate as required by Section 209.004, Texas Property Code:

1. The name of the subdivision is : Main Place
2. The name of the Association is: Main Place Homeowners Association, Inc.
3. The recording data for the subdivision is:
 - a) Main Place Phase I recorded in Official Records of Hood County, Texas under Plat P-555
 - b) Main Place Phase II recorded in Official Records of Hood County, Texas under Plat P-597, Plat P-599 and Plat P-729
4. The recording data for the declaration is:
 - a) Declarations of Covenants, Conditions And Restrictions For Main Place recorded at Document Number 2016-0012787, Official Records, Hood County, Texas, recorded on October 20, 2016.
 - b) First Amendment To The Covenants, Conditions And Restrictions For Main Place recorded at Document Number: 2017-0016715, Official Records, Hood County, Texas, recorded on December 11, 2017.
 - c) Second Amendment To Withdraw Restricted Property From The Declaration Of Covenants, Conditions And Restrictions For Main Place recorded at Document Number: 2019-0015739, Official Records, Hood County, Texas, recorded on November 22, 2019.
 - d) Third Amendment Replacing The Second Amendment In Its Entirety To Withdraw Restricted Property From The Declaration Of Covenants, Conditions And Restrictions For Main Place recorded at Document Number: 2020-0002956, Official Records, Hood County, Texas, recorded on February 28, 2020.
 - e) 2020 Amendment and Restatement In Its Entirety To The Declaration Of Covenants, Conditions And Restrictions For Main Place recorded at Document Number: 2020-0015174, Official Records, Hood County, Texas, recorded on October 9, 2020.
5. The name of the Association is Main Place Homeowners Association, Inc. and the mailing address of the Association is PO Box 5733, Granbury, Texas 76049.

6. The name of the person or the Association's designated representative managing the Association is Joshua Combs at a mailing address of PO Box 5733, Granbury, Texas 76049. The phone number and email address of the managing person is 254-723-1494 and mainplacehoa@gmail.com
- 7). The website address of the Association is www.payhoa.com and is available to all members.
- 8). A Two-Hundred, Fifty Dollars (\$250.00) Transfer Fee shall be charged to any Buyer of any Lot in the Main Place Subdivision. Other fees that may be incurred, to a Buyer or Seller, relating to a property transfer in the subdivision are as follows: Two-Hundred, Fifty Dollars (\$250.00) due in advance to assemble, copy, and deliver the information required in a Resale Certificate.
9. Other information the Association considers appropriate is:
 - a) Corporate Charter filed in the Office of the Secretary of the State of Texas filed on November 1, 2016, File No. 802523033.
 - b) Bylaws effective, as of October 1, 2017, at Document Number: 2017-0013533, Official Records, Hood County, Texas, recorded on October 3, 2017.
 - c) Rules and Regulations adopted by the Board of Directors on October 18, 2016, at Document Number: 2016-0012789, Official Records, Hood County, Texas, recorded on October 20, 2017.
 - d) Lots 1R, 5R, 8R, 4R-1, 4R-2, 9R-12 and Lot 3, as indicated in the Plats for the recording data for the subdivision, have all been withdrawn from the Main Place Governing Documents.

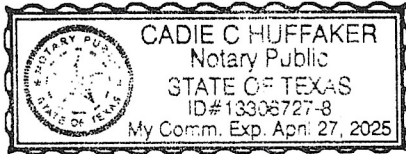
ACKNOWLEDGED and SIGNED this 25th day of January, 2022.

MAIN PLACE HOMEOWNERS
ASSOCIATION, INC.

By 
Stephen Windham, Secretary

THE STATE OF TEXAS §
 §
COUNTY OF Hood §

The above instrument was acknowledged before me by Stephen Windham, Secretary of MAIN PLACE HOMEOWNERS ASSOCIATION, INC. on this 25th day of January, 2022.



Cadie C Huffaker
Notary Public in and for the State of Texas