

AMENDED Management Certificate  
(In Compliance with Section 209.004 of the Texas Property Code)

THE STATE OF TEXAS

COUNTY OF MONTGOMERY

BEFORE ME, the undersigned authority, on this day personally appeared JIMMIE SPROUSE MOSS, who, being by me duly according to law, stated the following under oath:

“My name is JIMMIE SPROUSE MOSS. I am fully competent to make this Affidavit. I have personal knowledge of the facts stated herein, and they are all true and correct. I am the President of the COUNTRY WOODS HOMEOWNERS ASSOCIATION, INC. a Texas Non-Profit Corporation (the “Association”).”

1. **The name of the Subdivision** is COUNTRY WOODS ESTATES, SECTION I.
2. **The name of the Association** is COUNTRY WOODS HOMEOWNERS ASSOCIATION.
3. **The recording data for the Subdivision**, the plat is recorded in the office of the County Clerk of Montgomery County, Texas. File No. 8309291 Cabinet: D Sheet 101-B, of the Map Records of Montgomery County, Texas.
4. **The recording data for the Declaration and any Amendments to the declaration**, Declaration of Restrictions of the Subdivision is recorded in The Real Property Records of Montgomery County, Texas. File No. 8315289, Image No. 193-01-2397, Amendments File No. 9819948 and 2021085980
5. **The Name and Mailing address of the Association**, COUNTRY WOODS HOMEOWNERS ASSOCIATION, INC 26210 COUNTRY RIDGE LN. MAGNOLIA, TX 77355
6. **The name, mailing address, telephone number, and email address of the person managing the association**, the Association’s Board President is JIMMIE SPROUSE MOSS. Address: 26210 COUNTRY RIDGE LN. MAGNOLIA, TX 77355, Telephone No. 281-935-5667. Email address: [CWEHQA77355@gmail.com](mailto:CWEHQA77355@gmail.com)
7. **The website address of any website on which the association’s dedicatory instruments are available, (in accordance with Section 207.006, Texas Property Code)**, DOES NOT APPLY
8. **The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivision**. A Resale Fee of 1% of the gross sales amount will be applied to all Lots within the Subdivision to be collected at the time of sale or transfer of any Lot.
9. **Other information the association considers appropriate**. NA

SIGNED on the 1st day of October, 2025.

*Jimmie Sprouse Moss*  
JIMMIE SPROUSE MOSS

VERIFICATION

THE STATE OF TEXAS  
COUNTY OF MONTGOMERY

BEFORE ME, the undersigned authority, this day personally appeared JIMMIE  
SPROUSE MOSS, who, after being duly sworn, stated under oath that the above  
foregoing Affidavit is true and correct to the best of her knowledge.

SUBSCRIBED AND SWORN TO BEFORE ME ON THE 1st DAY OF  
October, 2025.



*Renee A. Gallentine*  
\_\_\_\_\_  
NOTARY PUBLIC, STATE OF TEXAS

RETURN TO:  
Country Woods Estates ✓  
26210 Country Ridge Ln ✓  
Magnolia, Texas 77355

FILED FOR RECORD  
10/06/2025 11:11AM



*L. Brandon Steinman*

County Clerk  
Montgomery County, Texas

STATE OF TEXAS,  
COUNTY OF MONTGOMERY

I hereby certify that this instrument was filed in the file number sequence on the date and time stamped herein by me and was duly RECORDED in the Official Public Records of Montgomery County, Texas.

10/06/2025



*L. Brandon Steinman*

County Clerk  
Montgomery County, Texas