

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
YAUPON RANCH HOMEOWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the Association Manager of **YAUPON RANCH HOMEOWNERS ASSOCIATION, INC.** (hereinafter the "Association"), a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any prior Management Certificate filed by the Association.

1. Name of Subdivision(s):

The name of the Subdivision(s) is as follows:

Subdivision Name
Yaupon Ranch Section 1
Yaupon Ranch Section 2
Yaupon Ranch Section 3
Yaupon Ranch Section 4
Yaupon Ranch Section 5
Yaupon Ranch Section 6
Yaupon Ranch Section 7

2. Name of Association:

The name of the Association **YAUPON RANCH HOMEOWNERS ASSOCIATION, INC.**

3. Recording Data for the Subdivision(s):

Plat Name	Filing Date	Clerk File Number
Yaupon Ranch Sec. 1	07/25/2002	V962462
Yaupon Ranch Sec. 2	05/21/2003	W684653
Yaupon Ranch Sec. 3	05/28/2004	X649710
Yaupon Ranch Sec. 4	09/29/2004	X953115
Yaupon Ranch Sec. 5	06/22/2005	Y558243
Yaupon Ranch Sec. 6	09/28/2005	Y786545
Yaupon Ranch Sec. 7	10/27/2006	20060155080

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4. **Recording Data for the Declaration(s):**

The recording data for the Declaration is as follows:

Document Name	Filing Date	Clerk File Number
Declaration of Covenants, Conditions and Restrictions for Yaupon Ranch	11/12/2002	W2106520
Amendment to Declaration of Covenants, Conditions and Restrictions for Yaupon Ranch	07/23/2003	W860836
Amendment to Declaration of covenants, Conditions and Restrictions and Supplemental Declarations for Yaupon Ranch	07/13/2010	20100296484
Second amendment to Declaration of Covenants conditions and Restrictions for Yaupon Ranch	08/04/2005	Y665762
Third amendment to Declaration of Covenants, conditions and Restrictions for Yaupon Ranch	08/10/2006	Z519496
Supplemental Declaration Providing for Annexation of Yaupon Ranch, Sec. 2 Into Yaupon Ranch Homeowners Association, Inc.	07/23/2003	W860835
Supplemental Declaration Providing for Annexation of Proposed Yaupon Ranch, Sec. 3 and 4 into Yaupon Ranch Homeowners Association, Inc.	03/31/2004	X498424
Supplemental Declaration Providing for Annexation of Yaupon Ranch, Sec. 5 into yaupon Ranch Homeowners Association, Inc.	08/04/2005	Y665764
Supplemental Declaration Providing for Annexation of Yaupon Ranch, Section 6 into Yaupon Ranch Homeowners Association, Inc.	11/21/2005	Y911879
Supplemental Declaration Providing for Annexation of Yaupon Ranch, Section 6 into Yaupon Ranch Homeowners Association, Inc.	02/01/2006	Z062399
Supplemental Declaration Providing for annexation of Yaupon Ranch, Section 7 into Yaupon Ranch Homeowners Association, Inc.	11/16/2006	20060703521

5. **Association Information:**

The contact information and website for the association is as follows:

YAUPON RANCH HOMEOWNERS ASSOCIATION, INC.
c/o Signature Association Management
830 S Mason Rd., Suite B-1
Katy, Texas 77450
Phone: 281-558-5002
Fax: 281-858-2450

6. Name and Mailing Address of Person Managing the Association or Its Designated Representative:

Shontele Redeaux, Community Association Manager
YAUPON RANCH HOMEOWNERS ASSOCIATION, INC.
c/o Signature Association Management
830 S Mason Rd., Suite B-1
Katy, Texas 77450
Phone: 281-558-5002
Fax: 281-858-2450

7. Fees Related to Property Transfer:

Resale Package:
Resale Certificate- \$350.00
Statement- \$100.00
Transfer Fee: \$275.00
Questionnaire Fee: \$400.00
Statement of Account: \$175.00
Rush Fee: \$100.00

8. Association Website:

www.SignatureAMLLC.com

Executed this the 15th day of May, 2025.

YAUPON RANCH HOMEOWNERS ASSOCIATION, INC.

BY: Shontele M. Redeaux

Shontele M. Redeaux Print Name
Manager

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THE STATE OF TEXAS

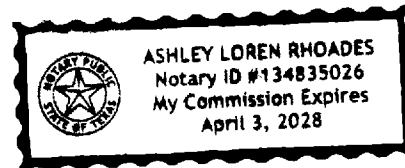
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COUNTY OF HARRIS

THIS INSTRUMENT was acknowledged before me on this the 15th day of May, 2025, by Shontele Redaux, Association Manager of YAUPON RANCH HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation, on behalf of said corporation.

Ashley Loren Rhoades

NOTARY PUBLIC IN AND FOR
THE 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. Prospective purchasers are encouraged to independently examine the Declaration, By-Laws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.

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Pages 5
05/19/2025 10:31 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$37.00

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

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