

**PROPERTY OWNERS' ASSOCIATION AMENDED MANAGEMENT CERTIFICATE**

For  
VINEYARD ESTATES HOMEOWNERS ASSOCIATION, INC

A Texas nonprofit organization

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code. This amends, restates, supersedes, and replaces all prior Management Certificates filed for this nonprofit association.

1. The name of the subdivision is Messina Hof Estates.
2. The name of the association is Vineyard Estates Homeowners Association, Inc., a Texas nonprofit corporation.
3. The subdivision is described in the plat recorded in Volume 13445, Page 294 and Volume 16513, Page 158 of the Official Records of Brazos County, Texas.
4. Declaration of Covenants, Conditions, and Restrictions of Vineyard Estates is recorded in Volume 13538 Page 62, as amended, superseded and restated in volume 15109, Page 183; a further amended in volume 17145, Page 74; further amended in volume 18276, page 63, all of the Official Records of Brazos County, Texas.
5. The name and mailing address for the association are as follows:  
  
Vineyard Estates Homeowners Association, Inc.  
5037 Paulo Court  
Bryan, Texas 77808
6. The name, mailing address, telephone number, and email address of the person managing the association or the association's designated representative is as follows:  
  
Gary Coulter, President  
5036 Glory Rd.  
Bryan, Texas 77808  
(832) 920-8143  
Coulter4@sbcglobal.net
7. The association is not required to maintain an Internet website pursuant to Texas Property Code section 207.006.
8. The association charges the following fees relating to a property transfer in the subdivision: an administrative transfer fee in the amount of \$100.00 and, if requested, a resale certificate assembly and preparation fee in the amount of \$300.00.

EXECUTED as of the 1st of October, 2023.