

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE**
for
THE LAKES OF FONDREN SOUTHWEST HOMEOWNER'S ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the Managing Agent for The Lakes of Fondren Southwest Homeowner's Association, Inc., a non-profit corporation ("Association") 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: The name of the subdivision is The Lakes of Fondren Southwest.
2. Name of Association: The name of the Association is The Lakes of Fondren Southwest Homeowner's Association, Inc.
3. Recording Data for the Subdivision:
 - a. The Lakes of Fondren Southwest, a subdivision in Harris County, Texas according to the map or plat thereof recorded in Volume 296, Page 100 and corrected in Volume 301, Page 114 of the Map Records of Harris County, Texas and all amendments to or replats of said maps and plats, if any.
4. Recording Data for the Declaration:*
 - a. Documents:
 - (1) Declaration of Covenants, Conditions and Restrictions The Lakes of Fondren Southwest.
 - b. Recording Information:
 - (1) Harris County Clerk's File No. G769634.
5. Name and Mailing Address of the Association: The name and mailing address of the Association is The Lakes of Fondren Southwest Homeowner's Association, Inc. c/o Community Management Innovation, 25211 Grogan's Mill Road, Suite 313, The Woodlands, Texas 77380.
6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: Mike Hughes c/o Community Management Innovation. Address: 25211 Grogan's Mill Road, Suite 313,

The Woodlands, Texas 77380. Phone No.: 936.521.6900. Email Address: mhughes@cmicares.net.


7. The Association's Dedicatory Instruments are, Available to Members Online at: www.cmicares.com.
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate Fee	\$225.00
Transfer Fee/Refinance Fee	\$175.00

Executed on this 31st day of July, 2023.

**THE LAKES OF FONDREN SOUTHWEST
HOMEOWNER'S ASSOCIATION, INC.**

By: Community Management Innovation,
Managing Agent


Mike Hughes, Principal

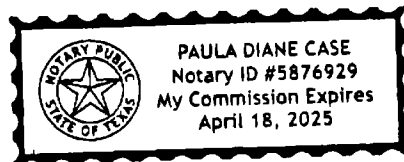
*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others 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.

THE STATE OF TEXAS §
 §
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BEFORE ME, the undersigned notary public, on this 31st day of July, 2023 personally appeared Mike Hughes, Principal of Community Management Innovation, Managing Agent for The Lakes of Fondren Southwest Homeowner's Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed.

Paula Diane Case

Notary Public in and for the State of Texas



RP-2023-287006
Pages 4
07/31/2023 01:17 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$26.00

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-2023-287006