

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR
WOODEDGE VILLAGE COMMUNITY IMPROVEMENT ASSOCIATION**

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the Manager of Woodedge Village Community Improvement 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 Woodedge Village Community Improvement Association:

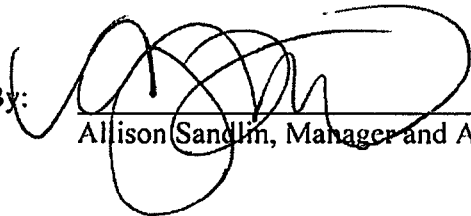
1. Name of Subdivision: Woodedge Village
2. Name of Association: Woodedge Village Community Improvement Association
3. Recording Data for the Subdivision:
 - a) Woodedge Village, Section One (1), a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in Volume 192, Page 34 in the Map Records of Harris County, Texas, along with any amendments or supplements thereto.
 - b) Woodedge Village, Section Two (2), a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in Volume 195, Page 143 in the Map Records of Harris County, Texas, along with any amendments or supplements thereto.
 - c) Woodedge Village, Section Three (3), a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in Volume 270, Page 18 in the Map Records of Harris County, Texas, along with any amendments or supplements thereto.
4. Recording Data for the Declaration:
 - a) Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Section One, recorded on June 29, 1972, under County Clerk's File No. D625115 in the Official Public Records of Harris County, Texas.
 - b) Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Section Two, recorded on May 7, 1973, under County Clerk's File No. D868212 in the Official Public Records of Harris County, Texas.
 - c) Amendment to Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Section One, recorded on August 15, 1973, under County Clerk's File No. D949328 in the Official Public Records of Harris County, Texas.

- d) Amendment to Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Section One, recorded on February 14, 1974, under County Clerk's File No. E084205 in the Official Public Records of Harris County, Texas.
 - e) Submission and Annexation of Unrestricted Reserve "B", Block Eight (8) to the Covenants, Conditions and Restrictions for Woodedge Village, Section One, a Subdivision in Harris County, Texas, recorded on March 9, 1977, under County Clerk's File No. F067561 in the Official Public Records of Harris County, Texas.
 - f) Submission and Annexation of a Portion of Unrestricted Reserve "J", Block Four (4) to the Covenants, Conditions and Restrictions for Woodedge Village, Section One, a Subdivision in Harris County, Texas, recorded on May 11, 1978, under County Clerk's File No. F594308 in the Official Public Records of Harris County, Texas.
 - g) Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Section Three, recorded on September 12, 1978, under County Clerk's File No. F763380 in the Official Public Records of Harris County, Texas.
 - h) Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Sections One and Two, recorded on October 4, 1978, under County Clerk's File No. F795548 in the Official Public Records of Harris County, Texas.
 - i) Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Sections One and Two, recorded on October 4, 1978, under County Clerk's File No. F795549 in the Official Public Records of Harris County, Texas.
 - j) Declaration of Covenants, Conditions, Restrictions for Woodedge Village, Sections One and Two, recorded on September 18, 1987, under County Clerk's File No. L338566 in the Official Public Records of Harris County, Texas.
 - k) Amendment to the Declaration of Covenants, Conditions and Restrictions for Woodedge Village, Sections One and Two, recorded on September 18, 1987, under County Clerk's File No. 2017-324125 in the Official Public Records of Harris County, Texas.
5. Name and Mailing Address of the Association is: Woodedge Village Community Improvement Association, c/o Lone Star Bookkeepers, 2450 Louisiana Street, Suite 400-251, Houston, TX 77006.
 6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Woodedge Village Community Improvement Association, c/o Lone Star Bookkeepers, 2450 Louisiana Street, Suite 400-251, Houston, TX 77006.
 7. Telephone Number to Contact the Association is: 832-433-7995
 8. Email Address to Contact the Association: allison@lonestarbookkeepers.com

9. The Association's website may be found at:
https://frontsteps.cloud/CaliberWeb2_Lonestar or click on the homeowner portal button
at www.lonestarbookkeepers.com/homeowner-payments/
10. Fees charged by the Association upon the sale or transfer of Property:
- a. Resale Certificate: \$250.00 or amount not to exceed the maximum allowable rate.
 - b. Resale Certificate Update Fee: No charge for 30 days from date of the original certificate, \$75.00 for up to 180 days from date of the original certificate. After 180 days, a new resale certificate will need to be purchased.
 - c. Rush Fee: \$100.00
 - d. Transfer Fee: \$175.00.
 - e. Refinance Fee: \$75.00.
 - f. Statement of Account: \$50.00
 - g. Lender Questionnaire: \$250.00

Executed on this the 5th day of January 2022.

WOODEDGE VILLAGE COMMUNITY
IMPROVEMENT ASSOCIATION

By: 
Allison Sandlin, Manager and Agent

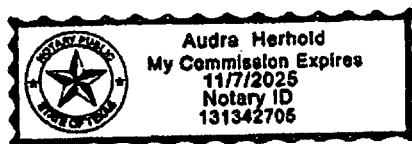
THE STATE OF TEXAS


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COUNTY OF HARRIS

ACKNOWLEDGMENT

BEFORE ME, the undersigned notary public, on this the 5th day of January 2022 personally appeared Allison Sandlin Kimble, Manager and Agent of Woodedge Village Community Improvement Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.




Notary Public in and for the State of Texas

RECORDED BY:



6548 GREATWOOD PKWY.
SUGAR LAND, TEXAS 77479

RP-2022-12677

RP-2022-12677
Pages 5
01/07/2022 09:34 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$30.00

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-2022-12677