

### MANAGEMENT CERTIFICATE

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.  
This amends all prior Management Certificates filed for this Association.

This MANAGEMENT CERTIFICATE (this "Certificate") is made effective as of June 5, 2025 by Chandler's Landing Home Owner's Association a/k/a Chandler's Landing Subdivision, a Texas non-profit corporation (the "Association").

### W I T N E S S E T H :

WHEREAS, the Declarant for Chandler's Landing Subdivision has previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for Chandler's Landing Subdivision filed of record on or about July 6, 1990 (the "Declaration") and recorded at Volume 1204, Page 893 in the Real Property Records of Navarro County, Texas, which Declaration is incorporated herein for all purposes.

WHEREAS, Declarant has created the Association for the benefit of Chandler's Landing Subdivision.

WHEREAS, the Association was duly formed on March 30, 2021, as Chandler's Landing Home Owner's Association a/k/a Chandler's Landing Subdivision.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Property Code as provided in Section 209 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. Name of the Subdivision. The name of the subdivision which is subject to the Declaration is Chandler's Landing Subdivision.
2. Name of the Association. The name of the Association is the Chandler's Landing Home Owner's Association a/k/a Chandler's Landing Subdivision and is located at Navarro County, Texas. The mailing address for the Association is Chandler's Landing Home Owner's Association a/k/a Chandler's Landing Subdivision, 1542 Carter Drive, Corsicana, TX 75109.
3. Recording Data for the Subdivision. The Declaration, Bylaws and Plats to the subdivision and any amendments, supplements and additions thereto have been recorded in the Navarro County Clerk's office.
4. Recording Data for the Declaration. The Declaration for the Association was filed on or about July 6, 1990 (the "Declaration") recorded at Volume 1204, Page 893 in the Real Property Records of Navarro County, Texas; which Declaration is incorporated herein for all purposes and any amendments or supplements thereto.

The Declaration was amended as follows:

- On or about May 15, 2018 at Instrument #00003536;
- On or about May 15, 2018 at Instrument #00003537; and
- On or about July 16, 2021 at Instrument #2021-007577.

5. The Name and Mailing Address of Managing Agent. The Association's managing agent is:

Sandy Stansbury  
1542 Carter Drive  
Corsicana, TX 75109

6. Manager of the Association. The telephone number for the manager of the Association is 972 342 7138 and the email address for the manager of the Association is chandlerslandingpoa@gmail.com.

7. Resale Certificates: Resale Certificates may be requested by contacting Chandler's Landing Home Owner's Association a/k/a Chandler's Landing Subdivision at 817-602-4445. The cost of a Resale Certificate is \$250.00

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed as of the date first above written.

ASSOCIATION:

Chandler's Landing Home Owner's Association a/k/a  
Chandler's Landing Subdivision, a Texas non-profit  
corporation

By:

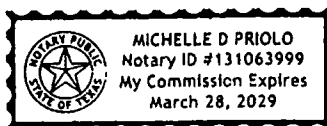
Sandy Stansbury

Authorized Representative for  
Chandler's Landing Home Owner's Association  
a/k/a Chandler's Landing Subdivision

THE STATE OF TEXAS           §  
COUNTY OF DALLAS           §

This instrument was acknowledged before me on this 17 day of June, 2025 by Sandy Stansbury, Authorized Representative for Chandler's Landing Home Owner's Association a/k/a Chandler's Landing Subdivision, a Texas non-profit corporation, on behalf of such corporation.

Notary Public in and for the State of Texas



Michelle D Priolo  
Notary Public Signature

FILED ELECTRONICALLY

**THE STATE OF TEXAS  
COUNTY OF NAVARRO**

I hereby certify that this instrument was FILED on the  
date and the time stamped hereon by me and was duly  
RECORDED in the Records of Navarro County, Texas.

2025-005515 MISC

06/18/2025 11:12:46 AM Total Fees: \$29.00

Sherry Dowd, County Clerk  
Navarro County, Texas

A handwritten signature in cursive script that reads "Sherry Dowd".