



**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
FOR
LAKE LYDIA INCORPORATED**

STATE OF TEXAS

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COUNTY OF WOOD

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KNOWN ALL MEN BY THESE PRESENTS:

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Property Owners Association Management Certificate for Lake Lydia, Inc.

- 1. The name of the subdivision is Lake Lydia
- 2. The name of the association is Lake Lydia, Inc.
- 3. The recording data for the subdivision is as follows:

Subdivision

Lake Lydia

Recording Data

Certain plat of Lake Lydia filed November 3, 1959 in Volume 2, Page 6 of the Official Public Records of Wood County, Texas, together with any future revisions thereof and any plat for any portion of Additional Property or the Adjacent Property as may be submitted to the terms of the Declaration recorded from time to time in the Plat Records of Wood County, Texas.

- 4. The recording data for the declaration and any amendments to the declaration is as follows:

Declaration Regarding the Establishment of Lake Lydia, Inc. recorded on or about March 1, 2022, instrument #2022-00002312 *et seq.*, Real Property Records, Wood County, Texas

- 5. Name and Mailing Address of the Association:

Lake Lydia, Inc.
1336 CR 3230
Quitman, TX 75783

- 6. The name, mailing address, telephone number, email address of the person(s) managing the association or the association's designated representative is as follows:

Lake Lydia, Inc.
Attn: Paul Wilford, Lake Manager
1336 CR 3230
Quitman, TX 75783
(903) 967-2003
lakemanager@lakelydia.com

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7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Section 207.007 is:

Lakelydia.com

8. The amount and description of a fee or fees charged by the association related to a property transfer and reoccurring dues in the subdivision are as follows:

Resale Certificate Fee	\$25
Transfer Fee	1% of sales price with a minimum of \$250
Annual POA Dues	\$750 subject to periodic adjustment by a 67% majority shareholder approval vote

IN WITNESS WHEREOF, this Property Owner's Association Management Certificate is hereby executed by its duly authorized agent on this 26 day of JULY, 2022.

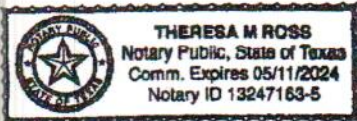
Lake Lydia, Inc.,
A Texas non-profit corporation

[Signature] President GRADY J. DOSS 7-26-2022
 By _____ Title Print Name Date
[Signature] Lake Mgr PAUL WILFORD 7-26-2022
 By _____ Title Print Name Date

ACKNOWLEDGEMENT

STATE OF TEXAS §
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COUNTY OF Wood §

This instrument was acknowledged before me on the 26 day of July, 2022, by Grady J. Doss and Paul Wilford of Lake Lydia Property Owners Association, Inc. a Texas non-profit corporation, on behalf of said non-profit corporation.



[Signature]
Notary Public in and for the State of Texas
My Commission Expires: 5/11/2024

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THE STATE OF TEXAS
COUNTY OF WOOD

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

2022-00008530 dhaggerty
07/27/2022 12:57 PM



Kelley Price

Kelley Price, County Clerk
Wood County, Texas

LAKE LYDIA INC.
1336 County Road 3230
Quitman TX 75783

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