

Notice of Confidentiality Rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

In accordance with Texas Property Code section 209.004, Texas Residential Property Owners Protection Act, PECAN LAKES ESTATES OWNERS ASSOCIATION, INC., a Texas nonprofit corporation, certifies as to the following:

1. The name of the subdivision is Pecan Lakes Estates.
2. The name of the association is Pecan Lakes Estates Owners Association, Inc., a Texas nonprofit corporation.
3. The subdivision is described in the plat recorded in Volume 1615, Page 372 of the Official Records of Grimes County, Texas.
4. The Corrected Declaration is recorded in Volume 1687, Page 209 of the Official Records of Grimes County, Texas.
5. The name and mailing address for the association are as follows:

Pecan Lakes Estates Owners Association, Inc.
700 University Drive East, Suite 108
College Station, Texas 77840
Attention: Berkshire Hathaway HomeServices Caliber Realty
6. The name, mailing address, telephone number, and e-mail address of the person managing the association or the association's designated representative are as follows:

Berkshire Hathaway HomeServices Caliber Realty
700 University Drive East, Suite 108
College Station, Texas 77840
979.703.1819
hoa@bhhscaliber.com
7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Texas Property Code section 207.006 is www.bhhscaliber.com/hoa/deedrestrictions/pecan-lake-estates/.
8. The association charges the following fee relating to a property transfer in the subdivision: an administration fee in the amount of \$150.00.

Property Owners' Association Management Certificate

This Property Owners' Association Management Certificate supersedes any prior Management Certificate.

EXECUTED as of the 25 day of September 2024.

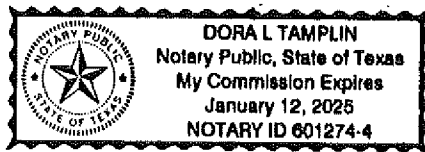
PECAN LAKES ESTATES OWNERS
ASSOCIATION, INC., a Texas nonprofit
corporation

By: Suzan Reed
Suzan Reed, Managing Agent

STATE OF TEXAS

COUNTY OF BRAZOS

This instrument was acknowledged before me on this the 25th day of September 2024 by Suzan Reed, Managing Agent of PECAN LAKES ESTATES OWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said corporation and in the capacity therein stated.



Dora L. Tamplin
Notary Public, State of Texas

**Grimes County
Vanessa Burzynski
Grimes County Clerk**

Instrument Number: 343606

eRecording - Real Property

Recorded On: November 05, 2024 01:32 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$29.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

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.

File Information:

Document Number: 343606
Receipt Number: 20241105000011
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Record and Return To:

Simplifile
5072 North 300 West

PROVO UT



**STATE OF TEXAS
COUNTY OF GRIMES**

**I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Grimes County, Texas.**

Vanessa Burzynski
Grimes County Clerk
Grimes County, TX

Vanessa Burzynski