

**MANAGEMENT CERTIFICATE
GARAGE WERKS CONDOMINIUM ASSOCIATION, INC.**

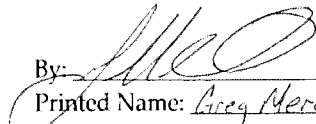
The undersigned, being an officer of Garage Werks Condominium Association, Inc., and in accordance with Section 82.116 of the Texas Uniform Condominium Act, does hereby certify as follows:

1. The name of the condominium project: Garage Werks Condominiums (the "**Condominium**").
2. The name of the condominium association: Garage Werks Condominium Association, Inc., a Texas nonprofit corporation (the "**Association**").
3. The location of the condominium: 12402 Malcomson Rd., Ste. 101, Houston, Texas 77070.
4. The recording data for the declaration: The Association is a Texas nonprofit corporation established to administer common elements and the affairs of the Condominium established pursuant to Chapter 82 of the Texas Uniform Condominium Act and the terms and provisions of that certain Declaration of Condominium Regime for Garage Werks Condominiums, recorded as Document No. RP-2025-184392, Official Public Records of Harris County, Texas, as amended from time to time.
5. The mailing address of the Association: Garage Werks Condominium Association, Inc., c/o Renea V. Miksch, 12402 Malcomson Rd., Ste 101, Houston, Texas 77070.
6. The name and mailing address of the person managing the association: Garage Werks Condominium Association, Inc., Attn: Managing Agent, c/o Renea V. Miksch, 12402 Malcomson Rd., Ste 101, Houston, Texas 77070.

[SIGNATURE PAGE FOLLOWS]

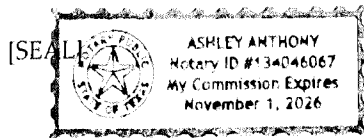
EXECUTED to be effective on the date this instrument is Recorded.

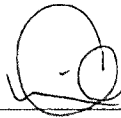
**GARAGE WERKS CONDOMINIUM
ASSOCIATION, INC.,** a Texas nonprofit corporation

By: 
Printed Name: Greg Merecka
Title: President

THE STATE OF TEXAS §
 §
COUNTY OF Montgomery §

This instrument was acknowledged before me on the 25th day of April,
2025, by Gregory Merecka, as President of Garage Werks Condominium Association, Inc., a
Texas nonprofit corporation, on behalf of said nonprofit corporation.




Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
Winstead PC
600 W Fifth St, Suite 900
Austin, Texas 78701

RP-2025-187383

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Pages 3
05/16/2025 04:00 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$29.00

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-2025-187383