



MANAGEMENT CERTIFICATE
FOR
VIRIDIAN LUBBOCK HOMEOWNER ASSOCIATION

STATE OF TEXAS {}
 COUNTY OF LUBBOCK {}

In accordance with Section 209.004 of the Texas Property Code, Viridian Lubbock Homeowner Association files this Management Certificate for the purpose of providing the following information:

1. ***Name of Subdivision:*** Viridian, an Addition to the City of Lubbock, Lubbock County, Texas
2. ***Name of Homeowner Association:*** Viridian Lubbock Homeowner Association a Texas non-profit corporation
3. ***Recording Data for Subdivision:*** Dedication Deed recorded in Clerk's Document No. 2019011546 of the Official Public Records of Lubbock County, Texas, impressing the names of Lots One (1) through One Hundred Twenty Six (126), inclusive, Viridian, an Addition to the City of Lubbock, Lubbock County, Texas.
4. ***Recording Data for Declaration and Bylaws:*** The Declaration of Covenants, Conditions and Restrictions for the Subdivision is recorded in Clerk's Document No. 2019021033 of the official Public Records of Lubbock County, Texas, which include an annual maintenance assessment constituting a lien upon the Property. The Bylaws of Viridian Lubbock Homeowner Association is recorded in Clerk's Document No. 2019021034 of the Official Public Records of Lubbock County, Texas.
5. ***Mailing Address of Association:*** Viridian Lubbock Homeowner Association
 P O Box 64664
 Lubbock, Texas 79464

The Association's registered agent and office are on file with the Secretary of State in Texas.

6. ***Name of Association's Designated Representative:*** The Association's Designated Representative is Thomas K. Payne, P O Box 64664, Lubbock, Texas 79464.

Other information the Association considers appropriate for the governing, administration or operation of the subdivision and homeowners association: All of Lots One (1) through One Hundred Sixty Six (126), Viridian, an Addition to the City of Lubbock, Lubbock County, Texas, are subject to the Declaration of Covenants, Conditions, and Restrictions on and for Viridian (and all amendments and supplements thereto) as described above and as hereinafter made; and all of said Lots are subject to an assessment lien in favor of Viridian Lubbock Homeowner Association,

and to said Association's authority to levy and collect assessments as set forth in said Declaration, as amended and supplemented. All Owners of a Lot or Lots within the subdivision are obligated to be a member of the Association. Restrictive Covenants governing the use and occupancy of the property within the subdivision, and dedicatory instruments governing the establishment, maintenance and operation of this residential community are recorded in the office of the Lubbock County Clerk, with the volume and page of said instruments being described above, and copies of the Restrictive Covenants and dedicatory instruments may be obtained for the Lubbock County Clerk. Every Owner of a Lot or Lots within the subdivision, except as expressly provided in the Declaration, is obligated to pay assessments to the Association. The amount of the assessment is subject to change. An Owner's failure to pay the assessments could result in a lien on and the foreclosure of the Lot or Lots owned by the Owner, subject to the provisions of the *Texas Residential Property Owners Protection Act* and all other applicable law. ("Owner" and "Lot" are defined in the Declaration). The assessment lien held by the Homeowner's Association is subordinate to certain liens and mortgages as set forth in said Declaration.

Note: This Management Certificate is to provide information sufficient for a title company to correctly identify the subdivision and to contact its governing association. This Management Certificate does not purport to identify every publicly recorded document affecting the subdivision, or to identify all information applicable to the subdivision. No person should rely on this Management Certificate for any purpose other than the identification of the Association and its contact person in relation to the transfer of title to property within the subdivision.

VIRIDIAN LUBBOCK HOMEOWNER ASSOCIATION

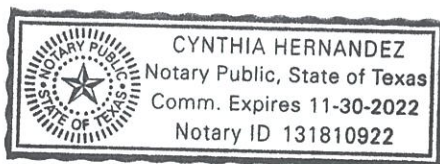
By: _____

Print Name: Thomas K. Payne

Print Title: President

STATE OF TEXAS {}
COUNTY OF LUBBOCK {}

This instrument was acknowledged and signed before me on the 5th day of June, 2019, by THOMAS K. PAYNE, President of VIRIDIAN LUBBOCK HOMEOWNER ASSOCIATION, on behalf of the Association.



Cynthia Hernandez
Notary Public, State of Texas

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Kelly Pinion

Kelly Pinion, County Clerk
Lubbock County, TEXAS
05/06/2019 12:48 PM
FEE: \$30.00
2019021035
