

Henderson County  
Mary Margaret Wright  
County Clerk  
Athens, TX 75751

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Instrument Number: 2023-00013273

As

Recorded On: 09/05/2023 10:02 AM Recordings - Land

Parties: BRIERWOOD BAY PROPERTY OWNERS ASSOCIATION INC

To: PUBLIC

Number of Pages: 3 Pages

Comment:

(Parties listed above are for Clerks reference only)

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**\*\*Examined and Charged as Follows:\*\***

Total Recording: 30.00

**File Information:**

Document Number: 2023-00013273

Receipt Number: 2023-16125

Recorded Date/Time: 09/05/2023 10:02 AM

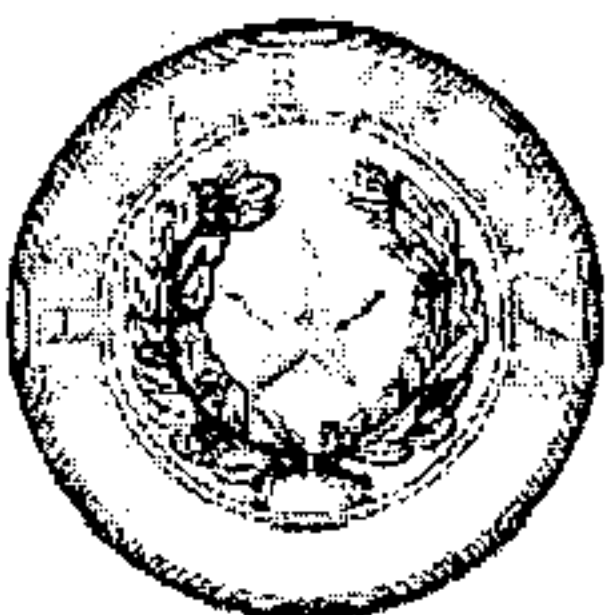
Recorded By: Janice Hankins

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**\*\*\*\*\*DO NOT REMOVE. 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.

I hereby certify that this instrument was filed and duly recorded  
in the Official Records of Henderson County, Texas



*Mary Margaret Wright*

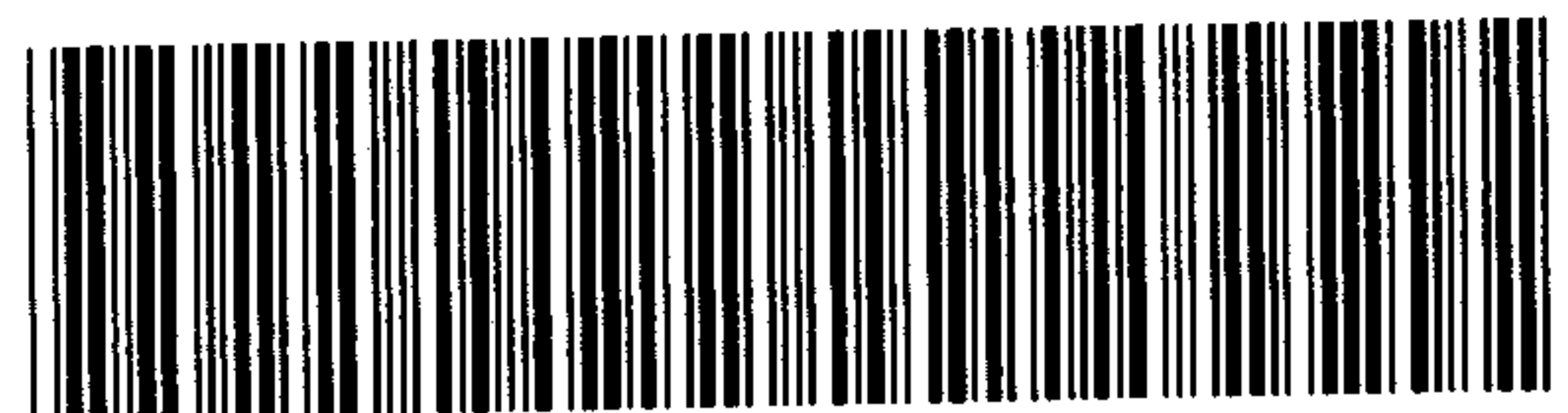
County Clerk  
Henderson County, Texas

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**Record and Return To:**

BRIERWOOD BAY PROPERTY OWNERS  
7901 VALLEY VIEW DR

FRANKSTON, TX 75763



**BRIERWOOD BAY PROPERTY OWNERS ASSOCIATION, INC.**  
**MANAGEMENT CERTIFICATE**

STATE OF TEXAS        }  
                                  }  
COUNTY OF HENDERSON }

KNOWN ALL MEN BY THESE PRESENTS


Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owner’s association hereby records this Management Certificate for Brierwood Bay Property Owners Association.

- 1. Name of Subdivision: **BRIERWOOD BAY**
- 2. Name of Association and address: **BRIERWOOD BAY PROPERTY OWNERS ASSOCIATION, 7901 VALLEY VIEW DR., FRANKSTON, TX 75763. Phone Number (903) 876-3372**
- 3. **BRIERWOOD BAY PROPERTY OWNERS ASSOCIATION**
- 4. Subdivision Recording Data: On or about May 24, 1971, (date of original) Deed Restrictions were imposed upon the real property known as Brierwood Bay Property Owners Association, Inc., duly filed with Henderson County Records in Athens, TX, Deed Records Volume 664, Page 847.
- 5. Subdivision Email Address: BRIERWOODBAYPOA@GMAIL.COM
- 6. Registered Agent: **CHARLENE FUGLER, BBPOA PRESIDENT, 7901 VALLEY VIEW DR., FRANKSTON, TX 75763**
- 7. Subdivision website address: www.brierwoodbaypoa.hoaspace.com
- 8. Amount and Description of fees charged by the Association relating to a property transfer within the subdivision: **Resale Certificate Fee: \$45.00 and Transfer Fee: \$25.00**
- 9. The Records Keeper is **LORENA GONZALES** at (903) 876-3372. The Records keeper possesses all financial information on all properties within the subdivision.
- 10. Prospective purchasers are advised to independently examine the Certificate and Articles of Incorporation, By-laws, and Deed Restrictions, and all other governing documents of the Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/ home and common areas, prior to purchase.

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized officer of the Association on the 3<sup>rd</sup> of September, 2023

BRIERWOOD BAY PROPERTY OWNERS ASSOCIATION

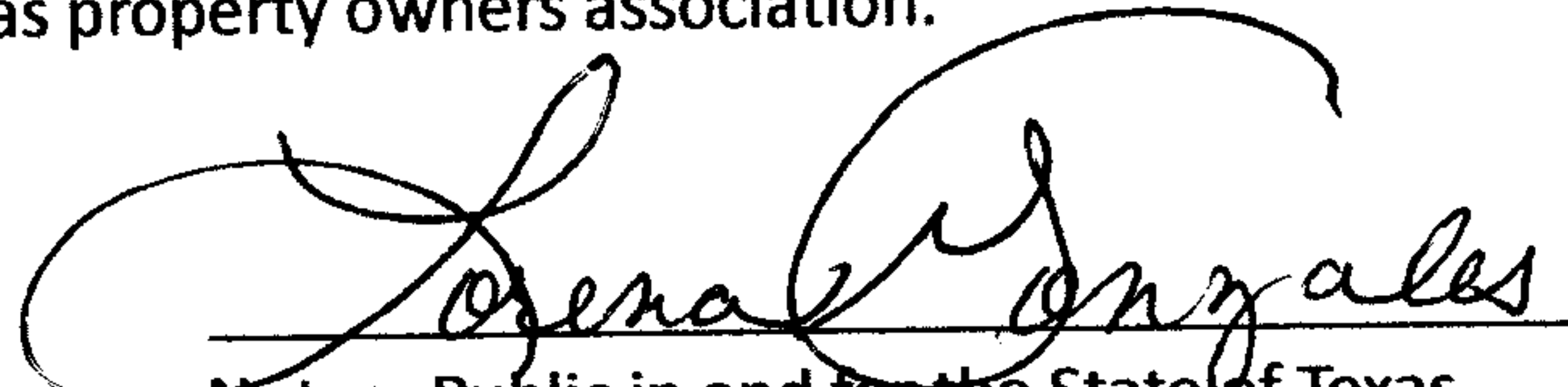
By:

  
President

STATE OF TEXAS

COUNTY OF HENDERSON

This instrument was acknowledged before me on this 3rd day of September 2023, by Charlene Fugler, the President of Brierwood Bay Property Owners Association, a Texas property owners association, on behalf of said Texas property owners association.

  
Notary Public in and for the State of Texas

