

To be recorded in Real Property Records of Smith County, Texas
and Texas Real Estate Commission (aka TREC)
Kiepersol Estates Lot Owners' Association, Inc.
MANAGEMENT CERTIFICATE
As Required by Section 209.004, Texas Property Code

1. **Name of development:** *Kiepersol Estates*
2. **Subdivision information.** Kiepersol Estates is an addition in Smith County, Texas according to the plats thereof recorded in Cabinet D, slide 56-C and 56-D recorded in Volume 5030, Page 298 of the Official Public Records of Smith County, Texas.
3. **Declaration information;** Lots in the Kiepersol Estates subdivision are subject to the *Second Amendment to Declaration of Covenants, Conditions, Assessments, Charges, Servitudes, Liens, Reservations, and Easements*, dated January 4, 2006, Recorded 2006-R0005189, *First Amended Declaration of Covenants, Conditions, Assessments, Charges, Servitudes, Liens, Reservations, and Easements (Kiepersol Estates)* dated May 24, 2005 (the "First Amendment") Recorded 2005-R0025505 Volume 7800 Page 170 and, the *Declaration of Covenants, Conditions, Assessments, Charges, Servitudes, Liens, Reservations and Easements (Kiepersol Estates)* dated November 2, 1999 (the "Original Declaration") in the Real Property Records, Smith County, Texas, as it may be amended or supplemented from time to time.4
4. **Name of property homeowner's association.** *Kiepersol Estates Lot Owners' Association, Inc.*
5. **How to contact the association through its managing agent.**
SouthPoint Property Management, Inc. Phone: (903) 521-3121
17968 FM 2493 #17 Email: resale@southpointpm.com
Flint, TX 75762 Website: southpointpm.com
6. **Other information the association considers appropriate.** *Transfer Fee for Resale Certificate. \$300*

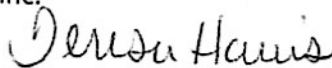
DATED Effective as of February 1, 2024

Kiepersol Estates Lot Owners' Association, Inc.
a Texas nonprofit corporation

By: 
Name: Ronald Martin
Title: Board President

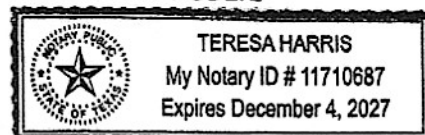
STATE OF TEXAS §
COUNTY OF SMITH §

Sworn to and subscribed before me on this 27th day of February, 2024, by Ronald Martin,
Board President for the Kiepersol Estates Lot Owners' Association, Inc.



NOTARY PUBLIC

AFTER RECORDING, PLEASE RETURN TO:
SouthPoint Property Management, Inc.
17968 FM 2493 #17, Flint, TX 75762



16003 Parkway Drive
Tucker, Texas 75703

Surveying
Planning
Mapping

K.L. KILGORE & CO., INC.

KIEPERSOL ESTATES

STATE OF TEXAS, COUNTY OF DALLAS
JULY 13, 1993
COUNTY CLERK, DALLAS COUNTY, TEXAS
FILED FOR RECORD IN
BOOK 11, PAGE 117
93-0040556

SHEET 2 OF 2
CAB D SLIDE 56-D



93-0040556
FILED FOR RECORD IN
BOOK 11, PAGE 117
JULY 13, 1993
COUNTY CLERK, DALLAS COUNTY, TEXAS

LINE	SECTION	ACRES
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APPROVED BY THE COUNTY COMMISSIONERS COURT OF DALLAS COUNTY, TEXAS
THIS 13TH DAY OF SEPTEMBER, 1993.
COUNTY CLERK

NOTARY PUBLIC
MICHAEL L. MCCABY
MY COMMISSION EXPIRES 12-31-2003



NOTARY PUBLIC
MICHAEL L. MCCABY
MY COMMISSION EXPIRES 12-31-2003

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