

**MANAGEMENT CERTIFICATE
FOR PINE WOOD ASSOCIATION OF HOMEOWNERS, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF MONTGOMERY §

The undersigned, being the Managing Agent for PINE WOOD ASSOCIATION OF HOMEOWNERS, INC. (hereinafter the "Association"), a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any prior Management Certificate filed by the Association.

1. Name of Subdivision(s):

The name of the Subdivision is Pinewood Forest.

2. Name of Association:

The name of the Association is Pine Wood Association of Homeowners, Inc.

3. Recording Data for the Subdivision(s):

The recording data for the subdivisions are recorded with Map and Plat Records of Montgomery County, Texas, along with any supplements, amendments, and replats, if any, as follows:

The subdivision is described as Pinewood Forest, as depicted on the maps or plats thereof, Of record in Cabinet Z, Sheets 182-186, Document No. 2006-004233, of the Map Records of Montgomery County, Texas.

4. Recording Data for the Declaration:*

The recording data for the declarations are recorded with the Real Property Records of Montgomery County, Texas, as follows:

Declaration of Covenants, Conditions and Restrictions was filed for record under Montgomery County Clerk's File No. 2006-011600.

First Amendment to the Declaration of Covenants, Conditions and Restrictions was filed for record under Montgomery County Clerk's File No. 2010-006257.

Second Amendment to the Declaration of Covenants, Conditions and Restrictions was filed for record under Montgomery County Clerk's File No. 2010-051968.

Third Amendment to the Declaration of Covenants, Conditions and Restrictions was filed for record under Montgomery County Clerk's File No. 2013-068758.

Fourth Amendment to the Declaration of Covenants, Conditions and Restrictions was filed for record under Montgomery County Clerk's File No. 2013-091009.

Fifth Amendment to the Declaration of Covenants, Conditions and Restrictions was filed for record under Montgomery County Clerk's File No. 2013-107300.

5. **Name and Mailing Address of the Association:**

The name and mailing address of the Association is as follows:

Pine Wood Association of Homeowners, Inc.
c/o CMI
25211 Grogan's Mill Rd., Ste 313
The Woodlands, TX 77380

6. **The Contact Information for the Association's Designated Representative:**

The contact information of the designated representative of the Association is as follows:

CMI
25211 Grogan's Mill Rd., Ste 313
The Woodlands, TX 77380
Email Address: kbaker@cmicare.net
Phone No.: 936.521.6900

7. **The Association's Dedicatory Instruments are Available to Members Online at:**

portal.cmicares.com

8. **Optional Information:**

None

9. **The Amount and Description of the Fees and Other Charges Charged by the Association Property Transfer:**

Resale Certificate:	\$250.00
Transfer Fee/Refinance Fee:	\$175.00
Rush Fee for Resale Certificate:	\$200.00

Executed this the 19th day of June, 2023.

**PINE WOOD ASSOCIATION OF
HOMEOWNERS, INC.**

By: Community Management Innovation,
Managing Agent

By: [Signature]
Position Principal

*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

THE STATE OF TEXAS

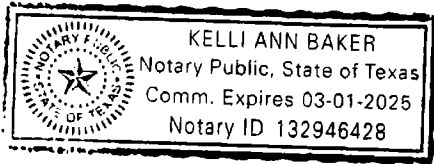
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COUNTY OF MONTGOMERY

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This instrument was **acknowledged** before me on this the 19th day of June, 2023, by Mike Hughes, Principal of Community Management Innovation, Managing Agent for Pine Wood Association of Homeowners, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledges to me that he executed the same for the purpose and in the capacity therein expressed.



Kelli Ann Baker
NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

E-FILED FOR RECORD

08/03/2023 10:28AM



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas

STATE OF TEXAS,
COUNTY OF MONTGOMERY

I hereby certify that this instrument was e-filed in the file number
sequence on the date and time stamped herein
by me and was duly e-RECORDED in the Official Public
Records of Montgomery County, Texas.

08/03/2023



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas