

**PROPERTY OWNERS ASSOCIATION
MANAGEMENT CERTIFICATE
DEER TRAIL PROPERTY OWNERS ASSOCIATION**

The undersigned certifies that Investment Management Company is the duly appointed and acting management company for DEER TRAIL PROPERTY OWNERS ASSOCIATION (the "Association"). The Association is the property owners' association for Deer Trail Section One, Deer Trail Section Two, Deer Trail Section Three and Deer Trail Section Four, subdivisions in Montgomery County, Texas (collectively the "Subdivision"). This Management Certificate is filed by the Association pursuant to Section 209.004 of the TEXAS PROPERTY CODE.

Name of Subdivisions:

- Deer Trail Section One
- Deer Trail Section Two
- Deer Trail Section Three
- Deer Trail Section Four

Name of Association:

- Deer Trail Property Owners Association

Recording Data for the Subdivision:

- ***Deer Trail Section One***– Clerk's File No. 2006-074037 [Cabinet Z, Sheets 409-411, Map Records], Official Records, Montgomery County, Texas
- ***Deer Trail Section Two***– Clerk's File No. 2006-075053 [Cabinet Z, Sheets 412-414, Map Records], Official Records, Montgomery County, Texas
- ***Deer Trail Section Three***– File No. 2012-120430 [Cabinet Z, Sheets 2348, Map Records], Official Records, Montgomery County, Texas
- ***Deer Trail Section Four***– File No. 2008-035226 [Cabinet Z, Sheets 1180-1183, Map Records], Official Records, Montgomery County, Texas

Recording Data for the Restrictions:

- ***Declaration-Deer Trail Section One***– Clerk's File No. 2006-092950, Official Records, Montgomery County, Texas.
- ***Declaration-Deer Trail Section Two***– Clerk's File No. 2006-092951, Official Records, Montgomery County, Texas.
- ***Declaration-Deer Trail Section Three***– Clerk's File No. 2013-033732, Official Records, Montgomery County, Texas.
- ***Declaration-Deer Trail Section Four***– Clerk's File No. 2008-036856, Official Records, Montgomery County, Texas.

Other Relevant Instruments:

- *Certificate of Formation*– Clerk's File No. 2012-087801 (originally recorded under Clerk's File No. 2006-116604), Official Records, Montgomery County, Texas
- *Bylaws (Amended and Restated December 2021)*– Clerk's File No. 2022-002101, Official Records, Montgomery County, Texas
- *Assignment of Developer's Rights*– Clerk's File No. 2015-038162, Official Records, Montgomery County, Texas
- *Architectural Control Guidelines and Regulations*– Clerk's File No. 2022-002099, Official Records, Montgomery County, Texas
- *Builder's Packet*– Clerk's File No. 2016-105625, Official Records, Montgomery County, Texas
- *Fine Policy*– Clerk's File No. 2014-122587, Official Records, Montgomery County, Texas
- *Payment Plan Policy*– Clerk's File No. 2012-087802, Official Records, Montgomery County, Texas
- *Records Retention Schedule*– Clerk's File No. 2012-087803, Official Records, Montgomery County, Texas
- *Records Production Policy*– Clerk's File No. 2012-087804, Official Records, Montgomery County, Texas
- *Policy Regarding Nuisances* – Clerk's File No. 2022-002102, Official Records, Montgomery County, Texas

Website:

- www.deertrailpoa.net

Transfer Fee:

- **\$175.00/lot to Investment Management Company**

Resale Certificate:

- **\$175.00/lot to Investment Management Company**

Mailing Address for the Association:

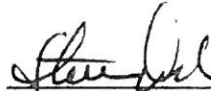
Deer Trail Property Owners Association
c/o Investment Management Company
3500 West Davis, Suite 190
Conroe, Texas 77304

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or Designated Representative:

Rhonda Roberts
Investment Management Company
3500 West Davis, Suite 190
Conroe, Texas 77304
Tel: 936-756-0032
Direct Line: 936-224-7030
Email: rroberts@imcmanagement.net

Signed this 10th day of January, 2022.

INVESTMENT MANAGEMENT COMPANY



STEVE DURHAM, President

STATE OF TEXAS


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COUNTY OF MONTGOMERY

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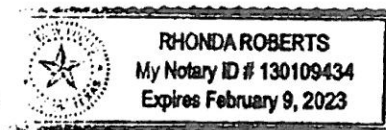
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This instrument was acknowledged before me on the 10th day of January, 2022, by STEVE DURHAM, President of Investment Management Company, the Managing Agent for DEER TRAIL PROPERTY OWNERS ASSOCIATION, a Texas nonprofit corporation, on behalf of said corporation.


Notary Public - State of Texas

AFTER RECORDING RETURN TO:

BRYAN P. FOWLER
The Fowler Law Firm
505 West Davis
Conroe, Texas 77301



E-FILED FOR RECORD

02/03/2022 12:57PM



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.

02/03/2022



County Clerk
Montgomery County, Texas