

**MANAGEMENT CERTIFICATE  
FOR  
CAMBRIDGE MANOR COMMUNITY ASSOCIATION, INC.**

THE STATE OF TEXAS     §  
                                     §  
COUNTY OF HARRIS     §

The undersigned, being the Authorized Managing Agent for Cambridge Manor Community Association, Inc., a non-profit corporation (the "Association") 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 the Subdivision: Cambridge Heights
2.     Name of the Association: Cambridge Manor Community Association, Inc.
3.     Recording Data for the Subdivision:  
  
          Cambridge Heights, a subdivision in Harris County, Texas, according to the map or plat thereof recorded under Clerk's File No. RP-2016-517882 in Volume 679, Page 992 of the Map Records of Harris County, Texas
4.     Recording Data for the Declaration:  
  
          Declaration of Covenants, Conditions and Restrictions for Cambridge Heights recorded under Clerk's File No. RP-2017-304462 in the Real Property Records of Harris County, Texas
5.     Name and Mailing Address of the Association:  
  
          Cambridge Manor Community Association, Inc.  
          c/o KRJ Management  
          1800 Augusta Drive, Suite 200  
          Houston, Texas 77057
6.     Name, Mailing Address, telephone number, and e-mail address of the Person Managing the Association or the Association's Designated Representative:  
  
          KRJ Management  
          1800 Augusta Drive, Suite 200  
          Houston, Texas 77057  
          Telephone: (713) 600-4000  
          Email: smile@krjcares.com

7. The Website Address of the Website on which the Association's Dedicatory Instruments are available in accordance with Section 207.006 of the Texas Property Code:

www.krjcares.com

8. The Amount and Description of Fees Charged by the Association Relating to a Property Transfer in the Subdivision:
- a. Reseal Certificate \$300.00 or more, not to exceed the maximum allowable rate.
  - b. Update Certificate: after 30 days of issuance of the original \$75.00
  - c. Transfer Fee \$300.00
  - d. Certified Statement of Account \$150.00
  - e. Refinance Statement of Account \$125.00

Executed on this 15<sup>th</sup> day of September, 2021.

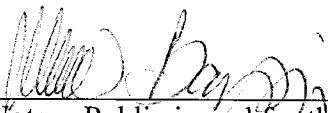
Cambridge Manor Community Association, Inc.

By:   
Stephanie Ferrante for KRJ Management, as  
Authorized Managing Agent

THE STATE OF TEXAS   §  
                                     §  
COUNTY OF HARRIS   §

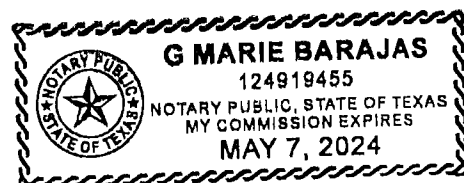
BEFORE ME, the undersigned authority, on this day personally appeared Stephanie Ferrante for KRJ Management, as the Authorized Managing Agent of Cambridge Manor Community Association, Inc., a Texas non-profit corporation, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 15<sup>th</sup> day of September, 2021.

  
Notary Public in and for the State of Texas

AFTER RECORDING RETURN TO:  
BARTLEY & SPEARS, P.C.  
2002 W Grand Parkway N, Ste. 150  
Katy, Texas 77449

Management Certificate - Cambridge Manor.21



RP-2021-504641  
# Pages 3  
09/02/2021 12:50 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$22.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically  
and any blackouts, additions or changes were present  
at the time the instrument was filed and recorded.

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.  
THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in  
File Number Sequence on the date and at the time stamped  
hereon by me; and was duly RECORDED in the Official  
Public Records of Real Property of Harris County, Texas.



*Teneshia Hudspeth*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

RP-2021-504641