

RIVER PARK RANCH PROPERTY OWNERS' ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **River Park Ranch Property Owners' Association, Inc.** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: River Park Ranch, Section One (1);
River Park Ranch, Section Two (2);
River Park Ranch, Section Three (3).

Name of the Association: River Park Ranch Property Owners Association, Inc.

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Montgomery County, Texas, as follows;

- (a) River Park Ranch, Section One (1), recorded under Cabinet P, Sheet 41, along with any supplements or replats thereof;
- (b) River Park Ranch, Section Two (2), recorded under Cabinet O, Sheets 63-64, along with any supplements or replats thereof;
- (c) River Park Ranch, Section Three (3), recorded under Cabinet P, Sheets 93-94, along with any supplements or replats thereof.

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Montgomery County, Texas, as follows:

- (a) Declaration of Covenants, Conditions and Restrictions for River Park Ranch, under Montgomery County Clerk's Document No. 2001010627 and 2008075089, along with any amendments or supplements thereto;
- (b) First Amended and Restated Declaration of Covenants, Conditions and Restrictions for River Park Ranch Section 1, recorded under Clerk's Document No. 99077611;
- (c) River Park Ranch Declaration of Covenants, Conditions and Restrictions Property Owner Guidelines, recorded under Clerk's Document No. 2014089675;
- (d) Bylaws of River Park Ranch Property Owners Association, Inc., recorded under Clerk's Document No. 2016036159;
- (e) First Amended Bylaws of River Park Ranch Property Owners Association, Inc., recorded under Clerk's Document No. 2005027641;
- (f) Corrected First Amended Bylaws of River Park Ranch Property Owners Association, Inc., recorded under Clerk's Document No. 2008006822;
- (g) Certificate of Amendment to Bylaws of River Park Ranch Property Owners Association, Inc., recorded under Clerk's Document No. 2012041978;
- (h) Owners' Fine Schedule and Rules for River Park Ranch Subdivision, recorded under Clerk's Document No. 2005027642;
- (i) River Park Ranch Property Owners Association, Inc. Certificate of Formation, recorded under Clerk's Document No. 2008075088;
- (j) River Park Ranch Property Owners Association, Inc. Articles of Incorporation, recorded under Clerk's Document No. 2008075088;
- (k) River Park Ranch Property Owners Association Architectural Control Committee Construction Project Approval Process, recorded under Clerk's Document No. 2008089773;

- (l) Records Policy of River Park Ranch Property Owners Association, Inc., recorded under Clerk's Document No. 2008089774;
- (m) Records Retention Policy of River Park Ranch Property Owners Association, Inc., recorded under Clerk's Document No. 2008089775;
- (n) Fine Schedule for River Park Ranch Subdivision, recorded under Clerk's Document No. 2008104370;
- (o) River Park Ranch Property Owners Association, Inc. Payment Plan Policy, recorded under Clerk's Document No. 2012003662;
- (p) River Park Ranch Property Owners Association, Inc. Records Retention Policy, recorded under Clerk's Document No. 2012003662;
- (q) River Park Ranch Property Owners Association, Inc. Records Production Policy, recorded under Clerk's Document No. 2012003662;
- (r) River Park Ranch Property Owners Association, Inc. Maintenance Assessment Delinquency Program, recorded under Clerk's Document No. 2012003662;
- (s) River Park Ranch Property Owners Association, Inc. Assessment Collection Policy, recorded under Clerk's File No. 2017029980;
- (t) River Park Ranch Property Owners' Association Covenants Compliance Inspection, recorded under Clerk's Documents No. 2017029981;
- (u) River Park Ranch Property Owner Guidelines, recorded under Clerk's Document No. 2019045850;
- (v) River Park Ranch Property Owners Association Certified Mail Administrative Cost Policy, recorded under Clerk's Document No. 2016076397 and 2020039438.

Name and Mailing Address for Association

River Park Ranch Property Owners Association, Inc.
c/o Principal Management Group of Houston
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

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

Principal Management Group of Houston
c/o PMG Conveyance Department
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041
713-329-7100
webmaster@pmghouston.com

Website Address of the Association

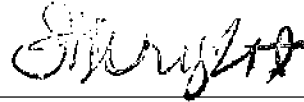
www.townsq.io

Property Transfer Fee(s) Charged by the Association:

New Account Setup Fee Establishing New Owner's Account in the Association's Records: \$45.00
Resale Certificate: \$375
Resale Certificate Update: \$75
Legacy Account Closure Fee: \$220
Refinance Statement of Account: \$75
Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite

Executed on this the 7th day of January, 2022

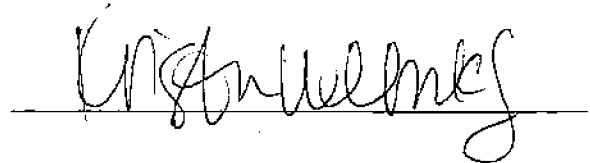
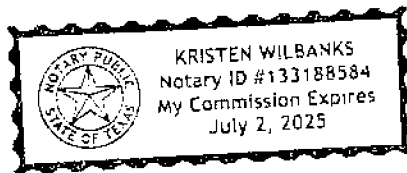
River Park Ranch Property Owners Association, Inc., acting by
and through its managing agent, Principal Management Group of
Houston



Surina Wright Vice President

STATE OF TEXAS §
 § COUNTY OF
HARRIS §

This instrument was acknowledged before me on the 7th day of January, 2022 by Surina Wright Vice President with Principal Management Group of Houston, the managing agent for River Park Ranch Property Owners Association, Inc., a Texas nonprofit corporation, on behalf of such corporation.



Notary Public, State of Texas

When recorded return to:
Principal Management Group of Houston
c/o Andrea Roberts
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

E-FILED FOR RECORD

01/20/2022 03:10PM



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.

01/20/2022



County Clerk
Montgomery County, Texas