

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE**  
**DEER RUN PROPERTY OWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS           §  
  §  
COUNTY OF MONTGOMERY   §


The undersigned, being the Managing Agent for Deer Run Property Owners Association, Inc., a nonprofit corporation organized and existing under the laws of the State of Texas (the "Association"), submits the following information pursuant to Section 209.004 of the Texas Property Code, which information supersedes the information in any prior Management Certificate filed by the Association.

1.   Name of Subdivision:   Deer Run Section One  
                                  Deer Run Section Two  
                                  Deer Run Section Three  
                                  Deer Run Section Four
  
2.   Name of Association:   Deer Run Property Owners Association, Inc.
  
3.   Recording Data for the Subdivision:  
          Section One - Clerk's File No. 2002-040117 [Cabinet R, Sheets 197-199, Map  
                                  Records], Official Records, Montgomery County, Texas  
          Section Two - Clerk's File No. 2003-066956 [Cabinet U, Sheets 76-78, Map  
                                  Records], Official Records, Montgomery County, Texas  
          Section Three-Clerk's File No. 2003-078969 [Cabinet U, Sheets 108-109, Map  
                                  Records], Official Records, Montgomery County, Texas  
          Section Four-Clerk's File No. 2004-131230 [Cabinet X, Sheets 48-49, Map  
                                  Records], Official Records, Montgomery County, Texas
  
4.   Recording Data for the Declaration:  
          Declaration of Covenants, Conditions, and Restrictions for Deer Run, Section One,  
          Montgomery County Clerk's File No. 2002-091438.  
  
          Declaration of Covenants, Conditions, and Restrictions for Deer Run, Section Two,  
          Montgomery County Clerk's File No. 2003-082518.  
  
          Declaration of Covenants, Conditions, and Restrictions for Deer Run, Section Three,  
          Montgomery County Clerk's File No. 2003-111480.  
  
          Declaration of Covenants, Conditions, and Restrictions for Deer Run, Section Four,  
          Montgomery County Clerk's File No. 2005-012765.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Deer Run Property Owners Association, Inc. c/o CH&P Management, LLC, PO Box 1920 Conroe, Texas 77305.
6. Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: CH&P Management, LLC. Address: 1712 N. Frazier Street, Suite 215, Conroe, Texas 77301. Phone No.: 936.570.0132. Email Address: info@chpmanagement.com.
7. Association Website: The Association's Dedicatory Instruments are available to Members online at: <https://sites.google.com/chpmanagement.com/deerrunpoa>.
8. Fees Related to Property Transfer:
- Deer Run POA Transfer Fee \$50  
Transfer Fee: \$195  
Refinance Fee: \$50  
Resale Certificate Fee: \$250  
Update Resale Certificate Fee: \$75  
Rush Resale Certificate Fee: Depending on number of business days up to \$150

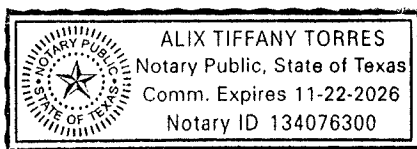
Executed on this 30 day of January, 2025.


**DEER RUN PROPERTY OWNERS ASSOCIATION, INC.**

By:   
Savannah Carihfield  
CH&P Management LLC  
Managing Agent

THE STATE OF TEXAS       §  
  §  
COUNTY OF MONTGOMERY §

This instrument was acknowledged before me on January 30th, 2025, by Savannah Carihfield, CH&P Management, LLC the Managing Agent of Deer Run Property Owners Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.



  
Notary Public, State of Texas

*Disclaimer: Please note, this certificate only contains information as required under Tex. Prop. Code §209.004, and may not contain all of the recorded dedicatory instruments for the Association.*

**E-FILED FOR RECORD**

01/30/2025 03:52PM



*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.

**01/30/2025**



*L. Brandon Steinmann*

County Clerk,  
Montgomery County, Texas