

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE****STONEBRIDGE PROPERTY OWNERS' ASSOCIATION, INC.****STATE OF TEXAS**

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**COUNTY OF MONTAGUE**

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1. Name of Subdivision: Stonebridge Subdivision
2. Name of Homeowners Association: Stonebridge Property Owners' Association, Inc.
3. Recording Data for Subdivision: Cabinet G, Volume 10, Page 537 (Document No. 2402430) of the Map and Plat Records of the County Clerk of Montague County, Texas
4. Recording Data for Declaration: See Exhibit "A"
5. Name and mailing address of Association: Stonebridge Property Owners' Association, Inc., 301 Emma Loop, Austin, Texas 78737.
6. Contact information for the Association is: Telephone No. (843) 340-9107; Email: jjohnson@myrtlebeachwaterfront.com; Website: www.stonebridge-poa.com
7. The association's designated representative is: Charles Duane Christie
8. Other information the Association considers appropriate for the governing, administration or operation of the subdivision and homeowners association: Bylaws and governing documents are filed of record with the Montague County Clerk as set forth on Exhibit A.

*Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for Stonebridge Subdivision, as well as performing a physical inspection of the property and common areas, prior to purchase.*

**STONEBRIDGE PROPERTY OWNERS'  
ASSOCIATION, INC.**

By:  , President  
Charles Duane Christie, President

THE STATE OF TEXAS

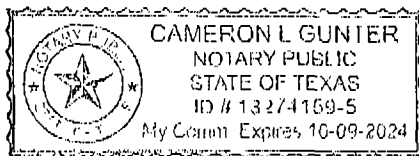
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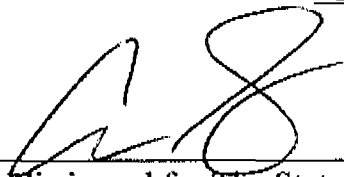
COUNTY OF Montague

**CERTIFICATE OF ACKNOWLEDGMENT**

Before me, the undersigned Notary Public, on this day personally appeared Charles Duane Christie, who is personally known to me (or proved to me through a federal or state issued ID with photo and signature of person identified) to be the person whose name is subscribed to the foregoing instrument, and who has acknowledged to me that he is the President of Stonebridge Property Owners' Association, Inc. and that by authority duly given and as the act of Stonebridge Property Owners' Association, Inc. executed the instrument for the purposes and considerations expressed.

Given under my hand and seal of office on this the 28 day of May 2024.



  
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Notary Public in and for The State of Texas

**AFTER RECORDING, RETURN TO:**

Stonebridge Property Owners' Association, Inc.  
301 Emma Loop  
Austin, Texas 78737

### **EXHIBIT "A"**

Stonebridge, a subdivision located in Montague County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of Stonebridge Property Owners' Association, Inc., which sections were originally encumbered by restrictive covenants filed of record in Montague County, Texas, as follows:

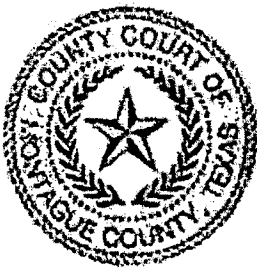
<b>DATE RECORDED</b>	<b>MONTAGUE INSTRUMENT NO.</b>	<b>DOCUMENT</b>
May 23, 2024	2402529	Declaration of Covenants, Conditions, Restrictions, Easements, Charges, and Liens for Stonebridge Subdivision
April 18, 2024	2401970	Resolution Of The Board Of Directors Of Stonebridge Property Owners' Association, Inc. Regarding Records Production And Copying Policy
April 18, 2024	2401973	Resolution Of The Board Of Directors Of Stonebridge Property Owners' Association, Inc. Regarding Records Retention Policy
April 18, 2024	2401969	Resolution Of The Board Of Directors Of Stonebridge Property Owners' Association, Inc. Regarding Payment Plan Policy
April 18, 2024	2401971	Resolution Of The Board Of Directors Of Stonebridge Property Owners' Association, Inc. Regarding Procurement Policy

April 18, 2024	2401972	Resolution Of The Board Of Directors Of Stonebridge Property Owners' Association, Inc. Regarding Fine and Enforcement Policy
April 18, 2024	2401974	Bylaws Of Stonebridge Property Owners' Association, Inc., A Nonprofit Corporation

FILED FOR RECORD  
KIM JONES - COUNTY CLERK  
MONTAGUE COUNTY, TEXAS

**INST NO:2402647**

FILED ON: May 30, 2024 AT 2:51 PM  
THE INSTRUMENT CONTAINED 5 PAGES AT FILING



THE STATE OF TEXAS COUNTY OF MONTAGUE  
I hereby certify that this instrument was filed on the date and  
time stamped hereon and recorded in the instrument of  
named record of Montague County, and stamped hereon by  
me.

DATE: May 30, 2024  
KIM JONES, COUNTY CLERK

A handwritten signature in cursive script, reading "Kim Jones", is written over a horizontal line.

Instrument # 2402647 , 5 Pages

OPR RECORDS