

**MANAGEMENT CERTIFICATE
OF
MUIR WOOD HOMEOWNERS ASSOCIATION, INC.**

The undersigned, being an officer of Muir Wood Homeowners Association, Inc. and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Muir Wood
2. The name of the association: Muir Wood Homeowners Association, Inc.,
a Texas nonprofit corporation.
3. The recording data for the subdivision: That certain real property in Grimes County, Texas, as described on Replat Muir Wood Subdivision, recorded as Document No. **2022-323736**, found in the Official Public Records of Grimes County, Texas.
4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the association. Muir Wood Homeowners Association, Inc., Attn: Aggieland Houses Property Management Services, 4121 SH-6, Suite 210, College Station, Texas 77845, muirwoodhoa@aggielandhouses.com.
6. The name, mailing address, telephone number, and email address of the person or representative managing the association:

Name:	Aggieland Houses Property Management Services
Attn.:	HOA Division
Mailing Address:	4121 SH-6 South, Suite 210, College Station, Texas 77845
Telephone Number:	(979) 314-4234
Email Address:	muirwoodhoa@aggielandhouses.com
7. Website to access the association's dedicatory instruments:
<http://aggielandhouses.com/muirwoodhoa/>
8. Amount and description of fees related to property transfer in the subdivision: The association fees are in the following amounts:

Resale Certificate Fee - \$150.00

Resale Certificate Update Fee - \$75.00

Rush Fee - \$50.00

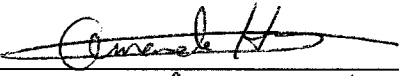
Working Capital Assessment - \$425.00

The association fees cover all costs that the association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

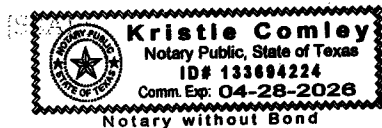
EXECUTED to be effective on the date this instrument is Recorded.

MUIR WOOD HOMEOWNERS ASSOCIATION, INC., a
Texas nonprofit corporation

By: 
Printed Name: Amanda Harvey
Title: Director

STATE OF TEXAS §
 §
COUNTY OF Grimes §

This instrument was acknowledged before me this 11 day of October, 2024 by
Amanda Harvey Director of Muir Wood Homeowners Association, Inc., a Texas
nonprofit corporation, on behalf of said nonprofit corporation.




Notary Public Signature

AFTER RECORDING RETURN TO:
Frank O. Carroll III
WINSTEAD PC
600 W. 5th Street, Suite 900
Austin, Texas 78701
focarroll@winstead.com

ATTACHMENT 1

RECORDING DATA FOR THE COVENANT AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restrictions of Muir Wood Subdivision, recorded as Document No. 2022-325256, Official Public Records of Grimes County, Texas.
2. Management Certificate for Muir Wood [with Exhibits: Certificate of Formation, Bylaws, Records Production and Copying Policy, Document Retention Policy, Guidelines for Alternative Payment Plans, and Fine Schedule], recorded as Document No. 2022-327012, Official Public Records of Grimes County, Texas.
3. First Amendment to Declaration of Covenants, Conditions and Restrictions of Muir Wood Subdivision, recorded as Document No. 2023-336116, Official Public Records of Grimes County, Texas.
4. Muir Wood Homeowners Association, Inc. Notice of Filing of Dedicatory Instruments; Policies and Rules Adopted Pursuant to the 2023 Legislative Session [Fine & Enforcement Policy and Assessment Collection Policy], recorded as Document No. 2024-341226, Official Public Records of Grimes County, Texas.

**Grimes County
Vanessa Burzynski
Grimes County Clerk**

Instrument Number: 343287

eRecording - Real Property

Recorded On: October 18, 2024 10:52 AM

Number of Pages: 5

" Examined and Charged as Follows: "

Total Recording: \$37.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

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.

File Information:

Document Number: 343287
Receipt Number: 20241018000011
Recorded Date/Time: October 18, 2024 10:52 AM
User: Barbara K
Station: Clerk01

Record and Return To:

Simplifile
5072 North 300 West

PROVO UT



**STATE OF TEXAS
COUNTY OF GRIMES**

**I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Grimes County, Texas.**

Vanessa Burzynski
Grimes County Clerk
Grimes County, TX

Vanessa Burzynski