



**MANAGEMENT CERTIFICATE
FOR
THE COMMUNITY OF KING LAKES HOMEOWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF FORT BEND §

The undersigned, being the Authorized Managing Agent for THE COMMUNITY OF KING LAKES HOMEOWNERS 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:

 King Lakes, Sections One (1) through Thirteen (13)

2. Name of the Association:

 The Community of King Lakes Homeowners Association, Inc.

3. Recording Data for the Subdivision:

 King Lakes, Section 1, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20070288;

 King Lakes, Section 2, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20070286;

 King Lakes, Section 3, a subdivision in Fort Bend County Texas, according to the map or plat thereof recorded in the Map Records of the County Clerk, Film Code 20100003, Fort Bend County, Texas.

 King Lakes, Section 4, a subdivision in Fort Bend County, Texas, according to the map or plat thereof recorded in the Map Records of the County Clerk, Film Code 20100011, Fort Bend County, Texas;

 King Lakes, Section 5, a subdivision in Fort Bend County Texas, according to the map or plat thereof recorded in the Map Records of the County Clerk, Film Code 20100170, Fort Bend County, Texas;

 King Lakes, Sec. 6, a subdivision in Fort Bend County, Texas, according to the plat

thereof recorded at Film Code # 20090058 of the Map Records of Fort Bend County, Texas;

King Lakes, Section 7, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20100054;

King Lakes, Section 8, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20120238;

King Lakes, Section 9, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20120247;

King Lakes, Section 10, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20110056;

King Lakes, Section 11, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20110052;

King Lakes, Section 12, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20110070;

King Lakes, Section 13, a subdivision in Fort Bend County, Texas according to the plat thereof recorded at County Clerks File No. 20120245;

4. Recording Data for the Declaration:

- (a) Declaration of Covenants, Conditions and Restrictions for The Community of King Lakes Homeowners Association, Inc., under Clerk's File No. 2008037489, along with any amendments or supplements thereto;
- (b) Supplemental Declaration Providing for Annexation King Lakes, Section 3 into King Lakes Homeowners Association, Inc., under Clerk's File No. 2008037489;
- (c) Supplemental Declaration Providing for Annexation King Lakes, Section 4 into King Lakes Homeowners Association, Inc., under Clerk's File No. 2008037489;
- (d) Supplemental Declaration Providing for Annexation King Lakes, Section 5 into King Lakes Homeowners Association, Inc., under Clerk's File No. 2011022447;
- (e) Supplemental Declaration Providing for Annexation King Lakes, Section 6 into King Lakes Homeowners Association, Inc., under Clerk's File No. 2009101866;

- (f) Supplemental Declaration Providing for Annexation King Lakes, Section 10 into King Lakes Homeowners Association, Inc., under Clerk's File No. 2011046243;
- (g) Supplemental Declaration Providing for Annexation King Lakes, Section 11 into King Lakes Homeowners Association, Inc., under Clerk's File No. 2011046236;
- (h) Supplemental Declaration Providing for Annexation King Lakes, Section 12 into King Lakes Homeowners Association, Inc., under Clerk's File No. 2011098758;
- (i) Supplemental Declaration to the Declaration of Covenants, Conditions and Restrictions for The Community of King Lakes Homeowners Association, Inc., under Clerk's File No. 2013128005

5. Name and Mailing Address of the Association:

The Community of King Lakes Homeowners Association, Inc.
 c/o Graham Management
 2825 Wilcrest Drive, Suite 600
 Houston, Texas 77042

6. Name, Mailing Address, telephone number, and e-mail address of the Person Managing the Association or the Association's Designated Representative:

Graham Management
 Tracy Graham, Manager
 2825 Wilcrest Drive, Suite 600
 Houston, Texas 77042
 Telephone: (713) 334-8000
 Email: graham@grahammanagementhouston.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.grahammanagementhouston.com

8. The Amount and Description of Fees Charged by the Association Relating to a Property Transfer in the Subdivision:

Resale Fee	\$375	Payoff Request	\$125
Resale Update	\$ 75	Rush Fee	\$150
Transfer Fee	\$300	DRV Inspection	\$250
Refinance Fee	\$275		

9. Other Information:

- (a) Amendment to the Bylaws of The Community of King Lakes Homeowners Association, Inc., under Clerk's File No. 2012129299
- (b) The Community of King Lakes Homeowners Association, Inc., Policy Manual, under Clerk's File No. 211128204;
- (c) Articles of Incorporation are recorded in the Real Property Records of Fort Bend County, Texas, under Clerk's File No. 2008042778;

Executed on this 10th day of August, 2021.

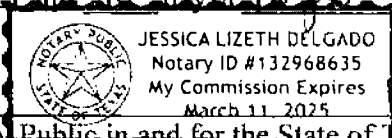
The Community of King Lakes Homeowners Association, Inc.

By: Tracy Graham, Manager for Graham Management, Authorized Managing Agent

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Tracy Graham, Manager for Graham Management, as the Authorized Managing Agent of The Community of King Lakes Homeowners 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 10th day of August, 2021.


 JESSICA LIZETH DELGADO
 Notary ID #132968635
 My Commission Expires
 March 31, 2025
 Notary Public in and for the State of Texas

Jessie Delgado

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