PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE WILLOWBRIDGE HOMEOWNERS ASSOCIATION, INC.

STATE OF TEXAS \$

COUNTY OF HARRIS \$

WILLOWBRIDGE HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Management Certificates, as follows:

- (1) the name of the Subdivisions are Willowbridge, Sections 1-4 and Stonebridge Village, Sections 1-3;
- (2) the name of the Association is Willowbridge Homeowners Association, Inc.;
- (3) the subdivision is recorded in the Plat Records of Harris County, Texas, as follows:
 - (a) Willowbridge Section 1, under Clerk's File No. N584324;
 - (b) Willowbridge Section 2, under Clerk's File No. P228076;
 - (c) Willowbridge Section 3, under Clerk's File No. P661172;
 - (d) Willowbridge Section 4, under Clerk's File No. R227036;
 - (e) Stonebridge Village Section 1, under Clerk's File No. R253844;
 - (f) Stonebridge Village Section 2, under Clerk's File No. S134201;
 - (g) Stonebridge Village Section 3, under Clerk's File No. S418157;
- (4) the Declarations and any amendments thereto, are recorded in the Real Property Records of Harris County, Texas, as follows:
 - (a) Declaration of Covenants, Conditions and Restrictions for Willowbridge, under Clerk's File No. N779212;
 - (b) Supplemental Declaration, under Clerk's File No. P245096;
 - (c) Second Supplemental Declaration, under Clerk's File No. P721467;
 - (d) Third Supplemental Declaration, under Clerk's File No. R305045;

- (5) the name and mailing address of the Association is:
 - (a) Willowbridge Homeowners Association, Inc., c/o Graham Management,2825 Wilcrest Dr., Suite 600, Houston, Texas 77042;
- (6) the name, mailing address, telephone number, and email address of the Association's Designated Representative is:
 - (a) Graham Management, 2825 Wilcrest Dr., Suite 600, Houston, Texas 77042;
 - (b) (713) 334-8000
 - (c) <u>graham@grahammanagementhouston.com</u>
- (7) The Association's website address is:

https://www.grahammanagementhouston.com/

- (8) The following fees are charged by the Association relating to a property transfer in the Subdivision:
 - (a) Resale Certificate Fee \$375.00;
 - (b) Rush fee for Resale Certificate \$150.00;
 - (c) Resale Update \$75.00;
 - (d) Transfer Fee \$300.00
 - (e) Refinance Fee \$275.00;
 - (f) Payoff Request \$125.00;
 - (g) Deed Restriction Violation Inspection \$250.00;
- (9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

SIGNED THIS 31 DAY OF August, 2021.

WILLOWBRIDGE HOMEOWNERS ASSOCIATION, INC.
By: President
Print Name
STATE OF TEXAS § §
COUNTY OF HARRIS §
BEFORE ME, the undersigned authority, on this day personally appeared, President of Willowbridge Homeowners Association, Inc.
and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.
Given under my hand and seal of office this the 31 day of August 2021.
E-RECORDED BY: HOLT & YOUNG, P.C. 9821 Katy Freeway, Ste. 350 Houston, Texas 77024 WANDA THOMAS Notary ID #131156112 My Commission Expires June 2, 2025