

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
FOR  
KATY LAKES PROPERTY OWNERS ASSOCIATION, INC.**

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THE STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS           §

The undersigned, being the President of Katy Lakes Property Owners Association, Inc., a non-profit corporation 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 Katy Lakes Property Owners Association, Inc.:

1. Name of Subdivision: Katy Lakes.
2. Name of Association: Katy Lakes Property Owners Association, Inc.
3. Recording Data for the Subdivision and Declaration:
  - a. All of Katy Lakes, Section One, being 64.62 acres of land, according to the map or plat thereof recorded June 13, 2018 under Film Code No. 685210 in the Map Records of Harris County, Texas.
  - b. Declaration of Covenants, Conditions, and Restrictions for Katy Lakes, Certificate of Formation of Nonprofit Corporation for Katy Lakes Property Owners Association, Inc., and Bylaws of for Katy Lakes Property Owners Association, Inc., recorded under County Clerk's File No. RP-2018-303552, Official Public Records of Harris County, Texas.
  - c. First and Second Amendment to the Declaration of Covenants, Conditions, and Restrictions for Katy Lakes recorded under County Clerk's File No. RP-2018-434432, Official Public Records of Harris County, Texas.
4. Name and Mailing Address of the Association is: Katy Lakes Property Owners Association, Inc., C/O Goodwin & Company, 11950 Jollyville Road, Austin, TX 78759.
5. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Goodwin & Company, 11950 Jollyville Road, Austin, TX 78759.
6. Telephone Number to Contact the Association is: Katy Lakes Property Owners Association, Inc. 855-289-6007.
7. Email Address to Contact the Association: [info@goodwintx.com](mailto:info@goodwintx.com)

8. The Association's website may be found at: [www.goodwintx.com](http://www.goodwintx.com)

9. Fees charged by the Association upon the sale or transfer of Property:

- a. Transfer Fee: \$275.00
- b. Resale Certificate Fee: \$375.00 or more, not to exceed the maximum allowable rate.
- c. Updated Resale Certificate: \$75.00 if requested within 180 days of issuance of the original.
- d. Rush Fee: five (5) day rush: \$100.00; three (3) day rush: \$200.00; and one (1) day rush: \$300.00
- e. Compliance Inspection: \$120.00

Executed on this the 30<sup>th</sup> day of August 2021.

KATY LAKES PROPERTY OWNERS  
ASSOCIATION, INC.

By: Kathryn Ament  
Kathryn Ament Managing Agent

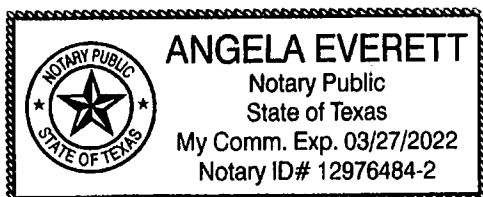
THE STATE OF TEXAS

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COUNTY OF HARRIS

ACKNOWLEDGMENT

BEFORE ME, the undersigned notary public, on this the 30<sup>th</sup> day of August 2021, personally appeared Cathy Winfield, Managing Agent of Katy Lakes Property Owners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.



Angela Everett  
Notary Public in and for the State of Texas

AFTER RECORDING, RETURN TO:



6548 GREATWOOD PARKWAY  
SUGAR LAND, TEXAS 77479

RP-2021-495516

RP-2021-495516  
# Pages 4  
08/30/2021 04:53 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$26.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically  
and any blackouts, additions or changes were present  
at the time the instrument was filed and recorded.

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.  
THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in  
File Number Sequence on the date and at the time stamped  
hereon by me; and was duly RECORDED in the Official  
Public Records of Real Property of Harris County, Texas.



*Teneshia Hudspeth*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

RP-2021-495516