

PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE

for

Woodforest Civic Association, Inc.

(Pursuant to TEXAS PROPERTY CODE Section 209.004)

1. Name of Subdivision: Woodforest North
Rivergrove Garden Home
Woodforest Sections One (1) through Nineteen (19), Sections
Twenty-One (21), Twenty-Two (22) and Twenty-Five (25)

2. Name of Association: Woodforest Civic Association, Inc.

3. Recording Data for the Subdivision:

Woodforest, Section One, according to the map or plat thereof filed under Volume 60, Page 44, in the Map Records of Harris County, Texas.

A Replat of Woodforest, Section One, according to the map or plat thereof filed under Volume 69, Page 44, in the Map Records of Harris County, Texas.

Woodforest, Section Two, according to the map or plat thereof filed under Volume 73, Page 59, in the Map Records of Harris County, Texas.

Woodforest, Section Three, according to the map or plat thereof filed under Volume 79, Page 49, in the Map Records of Harris County, Texas.

Woodforest, Section Four, according to the map or plat thereof filed under Volume 87, Page 62, in the Map Records of Harris County, Texas.

Woodforest, Section Five, according to the map or plat thereof filed under Volume 87, Page 67, in the Map Records of Harris County, Texas.

Woodforest, Section Six, according to the map or plat thereof filed under Volume 97, Page 9, in the Map Records of Harris County, Texas.

Woodforest, Section Seven, according to the map or plat thereof filed under Volume 97, Page 4, in the Map Records of Harris County, Texas.

Woodforest, Section Eight, according to the map or plat thereof filed under Volume 108, Page 53, in the Map Records of Harris County, Texas.

Woodforest, Section Nine, according to the map or plat thereof filed under Volume 110, Page 6, in the Map Records of Harris County, Texas.

Woodforest, Section Ten, according to the map or plat thereof filed under Volume 124, Page 66, in the Map Records of Harris County, Texas.

Woodforest, Section Eleven, according to the map or plat thereof filed under Volume 130, Page 63, in the Map Records of Harris County, Texas.

RP-2021-604232

Woodforest, Section Twelve, according to the map or plat thereof filed under Volume 143, Page 46, in the Map Records of Harris County, Texas.

Woodforest, Section Thirteen, according to the map or plat thereof filed under Volume 148, Page 50, in the Map Records of Harris County, Texas.

Woodforest, Section Fourteen, according to the map or plat thereof filed under Volume 148, Page 45, in the Map Records of Harris County, Texas.

Woodforest, Section Fifteen, according to the map or plat thereof filed under Volume 154, Page 119, in the Map Records of Harris County, Texas.

Woodforest, Section Sixteen, according to the map or plat thereof filed under Volume 159, Pages 51, in the Map Records of Harris County, Texas.

A Replat of Woodforest, Section Seventeen, according to the map or plat thereof filed under Volume 185, Page 24, in the Map Records of Harris County, Texas.

Woodforest, Section Eighteen, according to the map or plat thereof filed under Volume 187, Page 142, in the Map Records of Harris County, Texas.

Woodforest, Section Nineteen, according to the map or plat thereof filed under Volume 219, Page 128, in the Map Records of Harris County, Texas.

Woodforest, Section Twenty, according to the map or plat thereof filed under Volume 219, Page 133, in the Map Records of Harris County, Texas.

Woodforest, Section Twenty-One, according to the map or plat thereof filed under Volume 268, Page 6, in the Map Records of Harris County, Texas.

Woodforest, Section Twenty-Two, according to the map or plat thereof filed under Volume 247, Page 169, in the Map Records of Harris County, Texas.

Woodforest, Section Twenty-Three, according to the map or plat thereof filed under Volume 278, Page 1, in the Map Records of Harris County, Texas.

Woodforest, Section Twenty-Four, according to the map or plat thereof filed under Volume 295, Page 11, in the Map Records of Harris County, Texas.

Woodforest, Section Twenty-Five, according to the map or plat thereof filed under Volume 295, Page 12, in the Map Records of Harris County, Texas.

Plat of Rivergrove Garden Home, according to the map or plat thereof filed under Volume 326, Page 140, in the Map Records of Harris County, Texas.

Woodforest North, according to the map or plat thereof filed under Volume 294, Page 51, in the Map Records of Harris County, Texas.

RP-2021-604232

4. Recording Data for the Declaration:

Deed Restrictions - Section One (1), recorded in Volume 3772, Page 727 in the real property records of Harris County, Texas.

Amendment - Section One (1), recorded in Volume 4001, Page 348 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section One (1), recorded under Clerk's File No. D426476 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section One (1), recorded under Clerk's File No. P153490 in the real property records of Harris County, Texas.

Deed Restrictions - Section Two (2), recorded in Volume 4073, Page 438 in the real property records of Harris County, Texas.

Amendment - Section Two (2), recorded in Volume 4117, Page 374 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Two (2), recorded under Clerk's File No. D406550 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Two (2), recorded under Clerk's File No. P153492 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Three (3), recorded under Clerk's File No. B388017 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Three (3), recorded under Clerk's File No. B510598 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Three (3), recorded under Clerk's File No. D568324 in the real property records of Harris County, Texas.

Deed Restrictions (Homebuyer Equity Leverage Partnership Program), recorded under Clerk's File No. RP-2016-482301 in the real property records of Harris County, Texas.

Deed Restrictions, recorded under Clerk's File No. W089342 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Four (4), recorded under Clerk's File No. B477208 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Four (4), recorded under Clerk's File No. D441609 in the real property records of Harris County, Texas.

RP-2021-604232

Document containing covenants and restrictions for Section Five (5), recorded under Clerk's File No. B556734 in the real property records of Harris County, Texas.
Amendment to restrictions, Woodforest, Section Five (5), recorded under Clerk's File No. D692037 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Six (6), recorded under Clerk's File No. B650271 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Six (6), recorded under Clerk's File No. D483089 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Six (6), recorded under Clerk's File No. P153489 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Seven (7), recorded under Clerk's File No. B647746 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Seven (7), recorded under Clerk's File No. D634297 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Eight (8), recorded under Clerk's File No. B823449 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Eight (8), recorded under Clerk's File No. D353886 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Nine (9), recorded under Clerk's File No. B837981 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Nine (9), recorded under Clerk's File No. D568323 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Ten (10), recorded under Clerk's File No. C042465 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Ten (10), recorded under Clerk's File No. D613200 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Eleven (11), recorded under Clerk's File No. C206412 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Eleven (11), recorded under Clerk's File No. D450349 in the real property records of Harris County, Texas.
Restrictive Covenant, Woodforest, Section Eleven (11), recorded under Clerk's File

RP-2021-604232

No. G149142 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Twelve (12), recorded under Clerk's File No. C345405 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Twelve (12), recorded under Clerk's File No. D483088 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Thirteen (13), recorded under Clerk's File No. C536953 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Thirteen (13), recorded under Clerk's File No. D524883 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Thirteen (13), recorded under Clerk's File No. P153493 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Fourteen (14), recorded under Clerk's File No. C538917 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Fourteen (14), recorded under Clerk's File No. D483087 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Fifteen (15), recorded under Clerk's File No. C768738 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Fifteen (15), recorded under Clerk's File No. C825049 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Fifteen (15), recorded under Clerk's File No. D406551 in the real property records of Harris County, Texas.

Restrictive Covenant, recorded under Clerk's File No. C826542 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Sixteen (16), recorded under Clerk's File No. C896467 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Sixteen (16), recorded under Clerk's File No. D406549 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Seventeen (17), recorded under Clerk's File No. D472780 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Seventeen (17), recorded under Clerk's File No. D599125 in the real property records of Harris County, Texas.

Restrictive Covenants, recorded under Clerk's File No. C213537 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Eighteen (18), recorded under Clerk's File No. D551844 in the real property records of Harris County, Texas.

Amendment to restrictions, Woodforest, Section Eighteen (18), recorded under Clerk's File No. D596789 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Nineteen (19), recorded under Clerk's File No. E243956 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Twenty-One (21), recorded under Clerk's File No. F549726 in the real property records of Harris County, Texas.

Protective Covenants, recorded under Clerk's File No. G105055 in the real property records of Harris County, Texas.

Protective Covenants, recorded under Clerk's File No. G598127 in the real property records of Harris County, Texas.

Document containing covenants and restrictions for Woodforest, Section Twenty-Two (22), recorded under Clerk's File No. F074055 in the real property records of Harris County, Texas.

Restrictions, Woodforest, Section Twenty-Five (25), recorded under Clerk's File No. G527373 in the real property records of Harris County, Texas.

Amendment, Woodforest, Section Twenty-Five, recorded under Clerk's File No. P153491 in the real property records of Harris County, Texas.

Restrictions for Rivergrove Garden Home, recorded under Clerk's File No. M798598 in the real property records of Harris County, Texas.

Restrictions, Woodforest North, recorded under Clerk's File No. G462883 in the real property records of Harris County, Texas.

Declaration of Restriction, Covenant, and Condition for the Property Located at 14414 Roundstone Lane, Houston Texas 77015, recorded under Clerk's File No. W939775 in the real property records of Harris County, Texas.

RP-2021-604232

5. Name and Mailing Address of the Association:

Woodforest Civic Association, Inc.
314 Freeport Street
Houston, TX 77015

6. The name, mailing address, telephone number and email address of the person managing the Association or the Association's designated representative:

Chelsea Bennett
Woodforest Civic Association, Inc.
314 Freeport Street
Houston, TX 77015
Phone: 713-453-1503
Email: woodforest@comcast.net

7. The website address where homeowners may access the Association's dedicatory instruments:

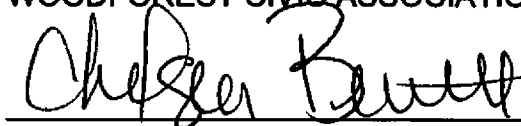
woodforestcivicassociation.com

8. The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Transfer Fee - \$125.00
Resale Certificate - \$175.00
Rush Fee (Resale Certificate) - \$50.00
Resale Certificate Updates - \$75.00

Date: 10/18/2021

WOODFOREST CIVIC ASSOCIATION, INC.



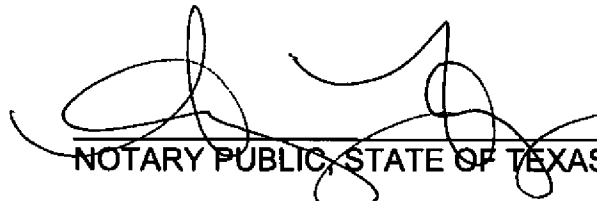
Chelsea Bennett, Managing Agent

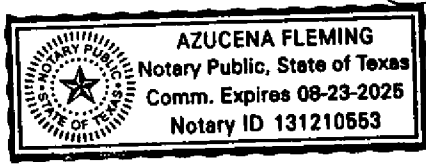
RP-2021-604232

STATE OF TEXAS §

COUNTY OF HARRIS §

This instrument was acknowledged before me on October 18th 2021 by Chelsea Bennett, Managing Agent for Woodforest Civic Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.


NOTARY PUBLIC, STATE OF TEXAS



7049.000

Return to:

Woodforest Civic Association, Inc.
314 Freeport Street
Houston, TX 77015
Phone: 713-453-1503
Email: woodforest@comcast.net

RP-2021-604232

RP-2021-604232
Pages 9
10/20/2021 08:55 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$46.00

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-2021-604232