

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE**  
**for**  
**NOTTINGHAM COUNTRY COMMUNITY**  
**IMPROVEMENT ASSOCIATION, INC.**

(In Compliance with *Section 209.004 of Title 11 of the Texas Property Code*)

THE STATE OF TEXAS     §  
  §  
COUNTY OF HARRIS     §

NOTTINGHAM COUNTRY COMMUNITY IMPROVEMENT ASSOCIATION, INC. (the "Association") is a Texas Non-Profit Corporation and a property owners' association. The Association's information required by *Section 209.004 of Title 11 of the Texas Property Code*, and certain other information the Association considers appropriate, is set forth herein. The undersigned, being the Association's Managing Agent, submits this amended/updated Management Certificate on behalf of the Association. This instrument supersedes any prior Management Certificate(s) filed by the Association. The Association certifies as to the following:

1. The name(s) of the Subdivision(s) is/are Nottingham Country, Sections One (1), Two (2), Three (3), Four (4), Six (6), Seven (7), Eight (8) and Nine (9), and Mason Creek Park, Section One (1).
2. The name of the Association is NOTTINGHAM COUNTRY COMMUNITY IMPROVEMENT ASSOCIATION, INC.
3. The recording data (i.e., Map or Plat reference) for each Section of the Subdivision is as follows:

**Map(s) or Plat(s) Records of Harris County, Texas:**

Nottingham Country, Section One (1)	<u>D641611;</u>
Replat Nottingham Country, Section One (1)	<u>D781339;</u>
Nottingham Country, Section Two (2)	<u>D856188;</u>
Corrected Nottingham Country, Section Two (2)	<u>D735098;</u>
Nottingham Country, Section Three (3)	<u>E233034;</u>
Nottingham Country, Section Four (4)	<u>E712798;</u>
Nottingham Country, Section Six (6)	<u>E949286;</u>
Nottingham Country, Section Seven (7)	<u>F480639;</u>
Nottingham Country, Section Eight (8)	<u>G139208;</u>
Nottingham Country, Section Nine (9)	<u>G139192; and</u>
Mason Creek Park, Section One (1)	<u>F828507.</u>

4. The recording data for the Declaration (which may be referred to as the "Declaration," the "Restrictions," the "Deed Restrictions," the "Covenants, Conditions and Restrictions," the "Restrictions and Covenants" or the "CC&Rs") for each Section of the Subdivision, including Amendments, Modifications and/or Supplements as applicable, is as follows:

**Deed Restrictions (Deed Records of Harris County, Texas):**

Nottingham Country, Section One (1) -	<u>D649702;</u>
Nottingham Country, Amendment Section One (1) -	<u>D846832;</u>

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Nottingham Country, Section Two (2) -	<u>E066394;</u>
Nottingham Country, Section Three (3) -	<u>E616795;</u>
Nottingham Country, Section Four (4) -	<u>F253600;</u>
Nottingham Country, Section Six (6) -	<u>F390729;</u>
Nottingham Country, Amendment Section Six (6) -	<u>G179347;</u>
Nottingham Country, Section Seven (7) -	<u>G003653;</u>
Nottingham Country, Section Eight (8) -	<u>G712708;</u>
Nottingham Country, Section Nine (9) -	<u>G075347;</u> and
Mason Creek Park, Section One (1) -	<u>G180262.</u>

5. The name and mailing address of the Association is: NOTTINGHAM COUNTRY COMMUNITY IMPROVEMENT ASSOCIATION, INC, C/O Chaparral Management Company, LLC, 1400 Broadfield Blvd., Suite 600, Houston, Texas 77084 (Attention: Ms. Terrie Brown, Manager).
6. The name, mailing address, telephone number, and e-mail address of the person managing the Association or the Association's designated representative is: Chaparral Management Company, LLC, 1400 Broadfield Blvd., Suite 600, Houston, Texas 77084 (Attention: Ms. Terrie Brown, Manager), Telephone No. 281.463.1777 or 281.537.0957 and e-mail address [info@scsmgmt.com](mailto:info@scsmgmt.com) or [cmc@chaparralmanagement.com](mailto:cmc@chaparralmanagement.com).
7. The website for Chaparral Management Company, LLC is [www.scsmgmt.com](http://www.scsmgmt.com) or [www.chaparralmanagement.com](http://www.chaparralmanagement.com). The Association's website is [www.nottinghamcountry.org](http://www.nottinghamcountry.org), and true and correct copies of the Association's dedicatory instruments are accessible to Association Members on the Association's website.
8. The Amount and Description of Fees Charged by the Association (and/or by its managing agent) relating to a Property Transfer in the Subdivision: A complete list of the fees and charges the Association may assess to be collected prior to or at the closing of a sale or refinance of a property in the Subdivision(s) is as follows: **a)** regarding a sale, an administrative Transfer Fee in the amount of \$250.00 is charged; **b)** regarding a refinance, an administrative refinance fee in the amount of \$175.00 is charged; **c)** if a Resale Certificate is requested, the fee for a Resale Certificate is \$325.00, and the fee for an updated Resale Certificate is \$75.00; and **d)** if a Resale Certificate is requested on an expedited basis, a fee for expediting is charged in the amount of: \$75.00 if needed within five days; \$95.00 if needed within three days; and \$125.00 if needed within one day. The Association may require payment before beginning the process of providing a Resale Certificate but may not process such payment until the Certificate is available for delivery. A written request which does not specify the name and location to which the information is to be sent is not effective.
9. Other information the Association considers appropriate is as follows: (i) Meetings of the Association's Board of Directors, as well as meetings of the Association's membership, are generally held at the Mason Creek Community Center, 20201 Kingsland Blvd., Katy, Texas 77450; and (ii) a true and correct copy of this recorded and file-stamped amended/updated Management Certificate will also be electronically filed with the Texas Real Estate Commission ("TREC") so that the TREC may make the data accessible to the general public through its Internet website.

SIGNED on this the 29<sup>th</sup> day of September, 2021.

NOTTINGHAM COUNTRY COMMUNITY  
IMPROVEMENT ASSOCIATION, INC.  
(a Texas Non-Profit Corporation)

By: Chaparral Management Company, LLC, a  
Texas Limited Liability Company

By: Cathy Jensen  
CATHY JENSEN, Director of Client Services and  
Authorized Representative of Chaparral Management  
Company, LLC, Managing Agent for Nottingham Country  
Community Improvement Association, Inc.

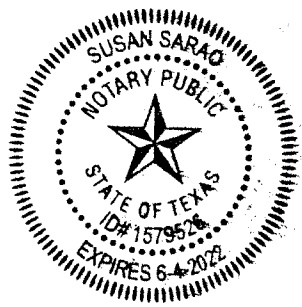
ACKNOWLEDGMENT

THE STATE OF TEXAS     §  
  §  
  §  
COUNTY OF HARRIS     §

BEFORE ME, the undersigned notary public, on this the 29 day of September 2021, personally appeared CATHY JENSEN, Director of Client Services and Authorized Representative of Chaparral Management Company, LLC, Managing Agent for NOTTINGHAM COUNTRY COMMUNITY IMPROVEMENT ASSOCIATION, INC. (the "Association," a Texas Non-Profit Corporation and a Texas property owners' association), a person 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 purpose and in the capacity therein expressed, on behalf of said Association.

Susan Sarao  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

After recording, return to:  
Chaparral Management Company, LLC  
1400 Broadfield Blvd., Suite 600  
Houston, Texas 77084



Nottingham Country Community Improvement Association, Inc. - Management Certificate

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# Pages 4  
10/01/2021 11:30 AM  
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

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