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Leon County

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Direct- PROPERTY OWNERS ASSOC OF HILLT
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**MANAGEMENT CERTIFICATE for
PROPERTY OWNERS ASSOCIATION OF HLLTOP LAKES, INC.**

Pursuant to Section 209.004 of the Texas Property Code, Property Owners Association of Hilltop Lakes, Inc. (the "Association") hereby files the following Management Certificate.

1. Name of the Subdivision:

Hilltop Lakes

2. Name of the Property Owners Association:

Property Owners Association of Hilltop Lakes, Inc.

3. Recording Data for the Subdivision and Declaration:

*Unless otherwise noted, all documents filed of record in the Real Property Records of Leon County, Texas.

Sec.	Date Filed	Map & Plat	Date Filed	Restrictions	Amendment Withdrawn
1	6/22/62	Vol. 1, page 129	2/13/63	Vol. 300, page 268 Dev.	
1 Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989
2	5/21/62	Vol. 1, page 131	2/14/63	Vol. 300, page 358 Subdiv. Dedication	
2 Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989
2A	6/13/67	Vol. 2, page 24	6/13/67	Vol. 344, page 66 Dev.	
2A Amended			6/8/82	Vol. 522, page 752	
3A	2/14/63	Vol. 1, page 136	2/14/63	Vol. 300, page 370 Dev.	
3A Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989
3B	10/14/63	Vol. 2, page 3	10/30/63	Vol. 308, page 6 Dev.	
3B Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989

3C	4/26/65	Vol. 2, page 12	4/26/65	Vol. 325, page 325 Dev.	
3C Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989
3D	6/13/67	Vol. 2, page 25	6/13/67	Vol. 344, page 73 Dev.	
3D Amended			6/8/82	Vol. 522, page 752	
3E	6/13/67	Vol. 2, page 27	6/13/67	Vol. 344, page 87 Dev.	
3E Amended			6/8/82	Vol. 522, page 752	
4	11/14/62	Vol. 1, page 133	2/13/63	Vol. 300, page 280 Dev.	
4 Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989
4A	9/13/67	Vol. 2, page 3f	9/19/67	Vol. 345, page 647 Dev.	
4A Amended			6/8/82	Vol. 522, page 752	
5	3/11/63	Vol. 1, page 137	3/11/63	Vol. 301, page 243 Dev.	
5 Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989
6	6/13/67	Vol. 2, page 26	6/13/67	Vol. 344, page 80 Dev.	
6 Amended			6/8/82	Vol. 522, page 752	
6A	9/13/67	Vol. 2, page 32	9/19/67	Vol. 345, page 655 Dev.	
6A Amended			6/8/82	Vol. 522, page 752	
7	12/14/62	Vol. 1, page 135	2/14/63	Vol. 300, page 366 Subdiv. Dedication	
7 Amended			6/8/82 1/5/89	Vol. 522, page 748 Vol. 729, page 106-109	1/5/1989
8A	10/14/68	Vol. 2, page 37	10/14/68	Vol. 352, page 822 Dev.	
8A Amended			6/8/82	Vol. 522, page 752	
8C	10/14/68	Vol. 2, page 36	10/14/68	Vol. 352, page 830	
8C Amended			6/8/82	Vol. 522, page 752	

8D	5/21/70	Vol. 3, page 6	5/21/70	Vol. 362, page 201 Dev.
8D Amended			6/8/82	Vol. 522, page 752
9	1131/78	Vol. 4, page F411E122B	3/22/78	Vol. 442, page 238
10	1/31/78	Vol. 4, page F421E123A	3/22/78	Vol. 442, page 274
10A	1/31/78	Vol. 4, page F431E123B	3/22/78	Vol. 442, page 286
11	5/10/65	Vol. 2, page 14	5/10/65	Vol. 325, page 618 Dev.
11 Amended			6/8/82	Vol. 522, page 752
11A	5/10/65	Vol. 2, page 15	5/10/65	Vol. 325, page 625 Dev.
11A Amended			6/8/82	Vol. 522, page 752
11B	6/13/67	Vol. 2, page 29	10/23/67	Vol. 346, page 377
11B Amended			6/8/82	Vol. 522, page 752
12A	3/14/78	Vol. 4, page F471E125B	3/22/78	Vol. 442, page 199
12B	3/14/78	Vol. 4, page F501E127B	3/22/78	Vol. 442, page 262
13	7/26/65	Vol. 2, page 17	7/26/65	Vol. 327, page 829 Dev.
13 Amended			6/8/82	Vol. 522, page 752
15	12/13/82	Vol. 4, F1311E170A&B	12/13/82	Vol. 533, page 223
16	5/26/93	Bk 4 Plat 184/Env187A&B	7/30/93	Vol. 857, page 114
19	4/26/71	Vol. 3, page 24		
19A	4/26/71	Vol. 3, page 25		
21	11/26/63	Vol. 2, page 4	12/18/63	Vol. 309, page 100
23	3/11/68	Vol. 2, page 35	4/16/68	Vol. 350, page 1 Dev.
23 Amended			6/8/82	Vol. 522, page 752
24	6/13/67	Vol. 2, page 28	6/13/67	Vol. 344, page 94 Dev.
24 Amended			6/8/82	Vol. 522, page 752
24A	8/10/71	Vol. 3, page 33	8/10/71	Vol. 371, page 547 Pre. Dev.
25	5/21/70	Vol. 3, page 3	5/21/70	Vol. 362, page 183 Dev.
25 Amended			6/8/82	Vol. 522, page 752
26	5/11/64	Vol. 2, page 7	5/11/64	Vol. 313, page 474 Dev.

26 Amended			6/8/82	Vol. 522, page 752
27	5/21/70	Vol. 2, page 40	5/21/70	Vol. 362, page 165 Dev.
27 Amended			6/8/82	Vol. 522, page 752
31	12/19/67	Vol. 2, page 33	2/20/68	Vol. 349, page 155 Pre. Dev.
31 Amended			6/8/82	Vol. 522, page 752
32	6/13/67	Vol. 2, page 30	6/13/67	Vol. 344, page 116 Pre. Dev.
32 Amended			6/8/82	Vol. 522, page 752
33	11/14/80	Vol. 4, page F931E149A&B	1/15/80	Vol. 473, page 105
34	5/21/70	Vol. 3, page 4	5/21/70	Vol. 362, page 189
34 Amended			6/8/82	Vol. 522, page 752
35	5/21/70	Vol. 3, page 5	5/21/70	Vol. 362, page 195 Pre. Dev.
35 Amended			6/8/82	Vol. 522, page 752
36	5/21/70	Vol 3, page 2	5/21/70	Vol. 362, page 177 Dev.
36 Amended			6/8/82	Vol. 522, page 752
36A	5/21/70	Vol.3, page 1	5/21/70	Vol. 362, page 221 Dev
36A Amended			6/8/82	Vol. 522, page 752
36B	9/14/70	Vol. 3, Page 8	9/14/70	Vol. 364, page 221 Dev.
36B Amended			6/8/82	Vol. 522, page 752
36C	3/15/71	Vol. 3, page 9	4/26/71	Vol. 369, page 124Pre. Dev.
36C Amended			6/8/82	Vol. 522, page 752
37	4/26/71	Vol. 3, page 26	3/29/73	Vol. 385, page 337
37 Amended			6/8/82	Vol. 522, page 752

46A	3/15/71	Vol. 3, page 11	4/26/1971	Vol. 369, page 115 Pre. Dev
46A Amended			6/8/82	Vol. 522, page 752
46B	3/15/71	Vol. 3, page 13	4/26/71	Vol. 369, page 133 Pre. Dev.
46B Amended			6/8/82	Vol. 522, page 752
47A	5/15/72	Vol. 3, page 40	7/31/72	Vol. 379, page 248**
47B	5/15/72	Vol. 3, page 41	7/31/72	Vol. 379, page 257 Pre. Dev.
48A	5/15/72	Vol. 3, page 42	7/31/72	Vol. 379, page 176**
48B	5/15/72	Vol. 3, page 43	7/31/72	Vol. 379, page 203 Pre. Dev.
49A	5/15/72	Vol. 3, page 44	7/31/72	Vol. 379, page 185 Pre. Dev.
49B	5/15/72	Vol. 3, page 45	7/31/72	Vol. 379, page 194 Pre. Dev.
50	8/10/71	Vol. 3, page 34	8/10/71	Vol. 371, page 555
50A	8/10/71	Vol. 3, page 35	8/10/71	Vol. 371, page 563
50B	8/10/71	Vol. 3, page 36	8/10/71	Vol. 371, page 571
51	5/15/72	Vol. 3, page 46	7/31/72	Vol. 379, page 239, Pre. Dev.
52	5/15/72	Vol.3, page 47	7/31/72	Vol. 379, page 230 Pre. Dev.
60	11/15/72	Vol. 4, page 1	11/15/72	Vol. 382, page 51 Dev.
60 Amended	12/11/02	Bk OR Vol. 01129, page 734	12/11/02	Bk OR Vol. 01129, page 734
62	1/31/78	Vol. 4, page F46/E125A	3/22/78	Vol. 442, page 187
62A	3/14/78	Vol. 4, page F49/E127A	3/22/78	Vol. 442, page 250
70	11/2/73	Vol. 4, page 5	11/2/73	Vol. 391, page 689
71	11/2/73	Vol. 4, page 6	11/2/73	Vol. 391, page 699
72	11/2/1973	Vol. 4, page 7	11/2/73	Vol. 391, page 709
73	5/15/72	Vol. 3, page 48	7/31/72	Vol 379, page 221 Pre. Dev.
74	5/15/72	Vol. 3, page 49	7/31/72	Vol. 379, page 212 Pre. Dev.
75	1/14/80	Vol. 4, page F91/E147A&B	1/15/80	Vol. 473, page 127
76	1/14/80	Vol. 4, page F921E148A&B	1/15/80	Vol. 473, page 116
80	11/2/73	Vol. 4, page 8	11/2/73	Vol. 391, page 719
81	11/2/73	Vol. 4, page 9	11/2/73	Vol. 391, page 729

82	1/31/78	Vol. 4, page F441E124A	3/22/78	Vol. 442, page 225
82 Amended	4/3/79	Vol. 4, page 44	4/3/79	Vol. 461, page 214
82A	1/31/78	Vol. 4, page F451E124B	3/22/78	Vol. 442, page 212
82A Amended	4/3/79	Vol. 4, page 45	4/3/79	Vol. 461, page 217
83	11/2/73	Vol. 4, page 10	11/2/73	Vol. 391, page 739
84	11/2/73	Vol. 4, page 11	11/2/73	Vol. 391, page 749
85	11/2/73	Vol. 4, page 12	11/2/73	Vol. 391, page 759
86	3/14/78	Vol. 4, pgF481E126A&B	3/22/78	Vol. 442, page 298
88	5/29/80	Vol. 4, page F991E152A&B	5/29/80	Vol. 478, page 379
89	6/25/80	Vol. 4/105, page 156A&B	6/25/80	Vol. 479, page 532
90	6/25/80	Vol. 4/106, page 157A&B	6/25/80	Vol. 479, page 544
100	5/27/71	Vol. 3, page 27	5/27/71	Vol. 370, page 60 Dev.
101	3/15/71	Vol. 3, page 10	4/26/71	Vol. 369, page 142 Dev.
102	3/15/71	Vol. 3, page 12	4/26/71	Vol. 369, page 151 Dev.
103	3/15/71	Vol. 3, page 15	4/26/71	Vol. 369, page 160 Dev.
104	3/15/71	Vol. 3, page 16	4/26/71	Vol. 369, page 169 Dev.
105	3/15/71	Vol. 3, page 14	4/26/71	Vol. 369, page 178
106	3/15/71	Vol. 3, page 18	4/26/71	Vol. 369, page 187 Dev.
107	3/15/71	Vol. 3, page 19	4/26/71	Vol. 369, page 196 Dev.
108	3/15/71	Vol. 3, page 20	4/26/71	Vol. 369, page 205 Dev.
109	3/15/71	Vol. 3, page 21	4/26/71	Vol. 369, page 214 Dev.
110	3/15/71	Vol. 3, page 22	4/26/71	Vol. 369, page 223 Dev.
111	3/15/71	Vol. 3, page 23	4/26/71	Vol. 369, page 232 Dev.
112	3/15/71	Vol. 3, page 17	4/26/71	Vol. 369, page 241 Dev.
113	5/27/71	Vol. 3, page 28	5/27/71	Vol. 370, page 68 Dev.
114	5/27/71	Vol. 3, page 29	5/27/71	Vol. 370, page 76 Dev.
115	5/27/71	Vol. 3, page 30	5/27/71	Vol. 370, page 84 Dev.
116	5/27/71	Vol. 3, page 31	5/27/71	Vol. 370, page 92 Dev.

117	5/27/71	Vol. 3, page 32	5/27/71	Vol. 370, page 100 Dev.
118	11/2/73	Vol. 4, page 13	11/2/73	Vol. 391, page 769

Declaration of Perpetual use for lot owners of Hilltop Lakes Resort City, Leon County, Tx
 All Sections 11/12/93 Vol. 858, page 405

4. Combined Deed Restriction Amendments:

The restrictions for Hilltop Lakes are referred to herein collectively as the "Hilltop Lakes Restrictions." The Hilltop Lakes Restrictions, with the exception of Sections 15, 16, 33, 75, 76, 88, 89 and 90, were amended by that certain instrument entitled "COMBINED DEED RESTRICTION AMENDMENTS FOR HILLTOP LAKES," dated July 28, 2022 and recorded on July 29, 2022 in the property records of Leon County, Texas, under Document Number 2022-453095

5. Name and Mailing Address of the Association:

Property Owners Association of Hilltop Lakes, Inc.
 P.O. Box 1242
 Hilltop Lakes, TX 77871

6. Names & Mailing Address of Designated Representative for the Association:

Annette Craig
 General Manager
 Property Owners Association of Hilltop Lakes, Inc
 3 Hilltop Lakes Drive
 P.O. Box 1242
 Hilltop Lakes, Texas 77871
 (936) 855-2222 telephone

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

www.hilltoplakes.com

8. Amount and description of fees charged by the Association for property transfers in the subdivision:

Transfer Fees -

Improved lots (lot with dwelling) is \$300; additional unimproved lots that are contiguous to the improved lot - \$50 (for up to 3 full sized lots)

Unimproved lots - \$100 for first lot, with same \$50/lot contiguous up to 3 additional full-sized lots.

1/2 sized lots (lots with dwellings) are \$300, but contiguous are up to 7 lots and for \$25/each. Unimproved half lot is \$50 for first, with up to 7 contiguous at \$25/each.

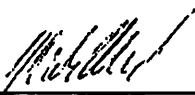
If more than the allotted contiguous lots are involved, unimproved lots are \$100 for the 5th lot and 1/2 price for the next 3 contiguous lots.

Resale Certificate - \$250.00

Resale Certificate Updates - \$50.00


Date: 2/15/2024

PROPERTY OWNERS ASSOCIATION OF HLLTOP LAKES, INC.

By: 
Mark Record, President

STATE OF TEXAS §
 §
COUNTY OF LEON §

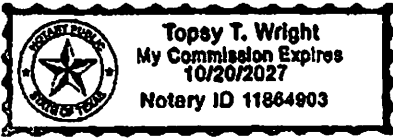
This instrument was acknowledged before me on 15th of Feb 2024 by Mark Record, President of the Property Owners Association of Hilltop Lakes, Inc., a Texas nonprofit corporation, on behalf of said corporation.



NOTARY PUBLIC, STATE OF TEXAS

After recording, return to:

Property Owners Association of Hilltop Lakes, Inc.
3 Hilltop Lakes Drive
Hilltop Lakes, TX 77871



7140.0006