

Notice of Confidentiality Rights: If you are a natural person, you may remove or strike any or all of the following information from any instrument that transfers an interest in real property before it is filed for record in the public records: your Social Security number or your driver's license number.

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

In accordance with Texas Property Code section 209.004, Texas Residential Property Owners Protection Act, LANTERN COVE OWNERS ASSOCIATION, INC., a Texas nonprofit corporation, certifies as to the following:

1. The name of the subdivision is Lantern Cove.
2. The name of the association is Lantern Cove Owners Association, Inc., a Texas nonprofit corporation.
3. The subdivision is described in the plat recorded in Volume 13408, Page 198 of the Official Records of Brazos County, Texas.
4. Declaration of Covenants, Conditions, and Restrictions of Lantern Cove is recorded in Volume 14790, Page 192 of the Official Records of Brazos County, Texas.
5. The name and mailing address for the association are as follows:

Lantern Cove Owners Association
4401 Old Reliance Road
Bryan, TX 77808
6. The name, mailing address, telephone number, and e-mail address of the person managing the association or the association's designated representative are as follows:

Merrill Bonarrigo
4401 Old Reliance Road
Bryan, TX 77808
(979) 820-1238
merrill@messinahof.com
7. The association is not required to maintain an Internet website pursuant to Texas Property Code section 207.006.
8. The association charges the following fees relating to a property transfer in the subdivision: an administrative transfer fee in the amount of \$100.00 and, if requested, a resale certificate assembly and preparation fee in the amount of \$300.00.

EXECUTED as of the 5th day of OCTOBER 2022.

LANTERN COVE OWNERS ASSOCIATION,
INC., a Texas nonprofit corporation

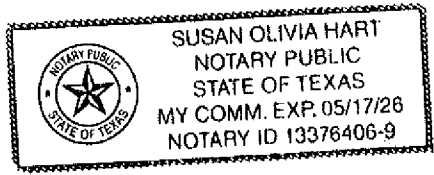
By: Merrill Bonarrigo
Merrill Bonarrigo, Secretary

STATE OF TEXAS

COUNTY OF BRAZOS

This instrument was acknowledged before me on this the 5th day of OCTOBER 2022 by Merrill Bonarrigo, Secretary of LANTERN COVE OWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said corporation and in the capacity therein stated.

[Signature]
Notary Public, State of Texas



**Brazos County
Karen McQueen
County Clerk**

Instrument Number: 1485952
Volume : 18275
ERecordings - Real Property

Recorded On: October 11, 2022 03:07 PM

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" Examined and Charged as Follows: "

Total Recording: \$34.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

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.

File Information:

Document Number: 1485952
Receipt Number: 20221011000074
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Simplifile
5072 NORTH 300 WEST
PROVO UT 84604



STATE OF TEXAS
COUNTY OF BRAZOS

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Public Records of Brazos County, Texas.

Karen McQueen
County Clerk
Brazos County, TX