

WOODRIDGE FOREST COMMUNITY ASSOCIATION, INC.

BOARD AUTHORIZATION FOR APPROVING ASSOCIATION CAPITALIZATION FEE

Whereas, *Article IV, Section Two of the Declaration of Covenants, Conditions and Restrictions*, governing the Woodridge Forest Community Association, Inc., grant the authority to the Board of Directors to set the Capitalization Fee rate;

Whereas, the Board of Directors have adopted a rate equal to \$790.00 for the Capitalization Fee that is payable to the Association with the transfer from a builder to homeowner or homeowner to homeowner sale of any lot during years 2017 and forward;

Therefore, the undersigned, being an authorized representative of the Board of Directors of the Woodridge Forest Community Association, Inc., with the authority to act on behalf of the Board of Directors, does hereby consent to the following business matters relating to the Capitalization Fee rate until otherwise determined by the Board of Directors.


CAPITALIZATION FEE RATE: The Capitalization Fee is now set at a rate of \$790.00 per ownership transfer.

Agreed to this 17th day of October, 2016

Signature: _____

Printed Name: _____

Title: _____


HARRIS MASTERSON IV
PRESIDENT

CERTIFICATION

STATE OF TEXAS §

COUNTY OF MONTGOMERY §

I, the undersigned, pursuant to §2002.006 of the Texas Property Code, do hereby certify, as follows: I am a Director for the Woodridge Forest Community Association, Inc. A Texas non-profit corporation:

- (1) An Instrument titled: "Board Authorization for Approving Association Capitalization Fee" is attached hereto;
- (2) The property affected by the said Instrument is described as to wit:

Woodridge Forest Section One under Clerk's File No. 2013-020282, Cabinet Z, Sheet 2401; Woodridge Forest Section Two under Clerk's File No. 2012-028199, Cabinet Z, Sheet 2171; Woodridge Parkway under Clerk's File No. 2008-111099, Cabinet Z, Sheet 1445; Woodridge Forest Section Three under Clerk's File No. 2012-037254, Cabinet Z, Sheet 2193; Woodridge Forest Section Four under Clerk's File No. 2015-069192, Cabinet Z, Sheet 3549; Woodridge Forest Section Five under Clerk's File No. 2014-103420, Cabinet Z, Sheet 3103; Woodridge Forest Section Six under Clerk's File No. 2013-065834, Cabinet Z, Sheet 2512; Woodridge Forest Section Seven under Clerk's File No. 2015-088800, Cabinet Z, Sheet 3619; Woodridge Forest Section 9 under Clerk's File No. 2016061910, Cabinet Z, Pages 3397-3398; Woodridge Forest Section 11 under Clerk's File No. 2016101014, Cabinet Z, Pages 4196-4197; Woodridge Forest Soaring Woods under Clerk's File No. 2015-017146, Cabinet Z, Sheet 3274;

Respectively, along with any supplements, amendments, replats and annexations thereto:

IN WITNESS WHEREOF, I have subscribed my name on this 28 day of Nov, 2016.


Board of Director

PRESIDENT
Title

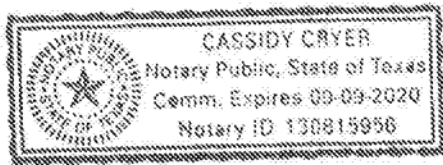
Woodridge Forest Community Association, Inc.

ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF MONTGOMERY §

BEFORE ME, the undersigned authority, on this day personally appeared Harris Masterson IV, Board Member for Woodridge Forest Community Association, Inc., and known by me to be the person whose name is subscribed to the foregoing document and being by me first duly sworn, declared that he/she is the person who signed the foregoing document in his/her representative capacity and that the statements contained therein are true and correct.

Given under my hand and seal of office this 28th day of November, 2016.



Cassidy Cryer
Notary Public, State of Texas

After recording return to:

Woodridge Forest Community Association, Inc.
C/o Preferred Management Services, AAMC
P.O. Box 690269
Houston, TX 77269

E-FILED FOR RECORD

11/28/2016 10:54AM

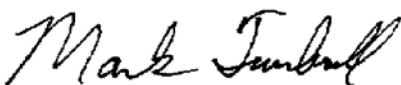


COUNTY CLERK
MONTGOMERY COUNTY, TEXAS

STATE OF TEXAS,
COUNTY OF MONTGOMERY

I hereby certify that this instrument was e-filed in the file number sequence on the date and time stamped herein by me and was duly e-RECORDED in the Official Public Records of Montgomery County, Texas.

11/28/2016



County Clerk
Montgomery County, Texas