



MANAGEMENT CERTIFICATE

P.O.A. OF STERLING SHORES, INC.

The undersigned, being an Officer of P.O.A. of Sterling Shores, Inc. and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision development is Sterling Shores (the "Subdivision Development").
2. The name of the Association is P.O.A. of Sterling Shores, Inc. (the "Association").
3. The recording data for the Subdivision Development is as follows:

First Amended Sterling Shores, a subdivision of record in Franklin County, Texas, according to the map and plat thereof, recorded at Instrument No. 148625 and PC 309 A&B, Plat Records of Franklin County, Texas, along with any amendments, supplements or replats thereof.
4. The recording data for the declarations applicable to the Subdivision Development are as follows:

Declaration of Covenants, Conditions and Restrictions for Sterling Shores, recorded at Instrument No. 148674, Official Public Records of Franklin County, Texas.

Certified Resolutions of the Board of Directors of P.O.A. of Sterling Shores, Inc. Adoption of Permitted Rules and Regulations Under Chapter 202 of the Texas Property Code, recorded at Instrument No. 162749, Official Public Records of Franklin County, Texas.
5. The recording data for the bylaws and policies applicable to the Subdivision Development is as follows:

Bylaws for P.O.A. of Sterling Shores, Inc., recorded at Instrument No. 148675, Official Public Records of Franklin County, Texas.
6. The name and mailing address of the Association:

P.O.A. of Sterling Shores, Inc.
PO Box 907
Mt. Vernon, TX 75457
7. The name, mailing address, telephone number and e-mail address of the Association's managing agent:

Eugene D. Parrish
411 Sterling Shores Drive
Scroggins, TX 75480
(972) 922-2213
edparrish@dumbbellproperties.com

- 8. The website address of the Association is www.sterlingshoreshome.com.
- 9. The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivision:

Resale Certificate	\$200.00
Resale Certificate Update	\$75.00
Rush Fees to expedite Resale Certificate delivery in advance of 10 business day requirement:	
- 1 business day: \$300.00; 3 business days: \$200.00; 5 business days: \$100.00	
Compliance Inspection Fee (optional):	\$120.00
Transfer:	\$275.00

This Management Certificate is effective as of JAN 1, 2024.

P.O.A. of Sterling Shores, Inc., a Texas nonprofit corporation

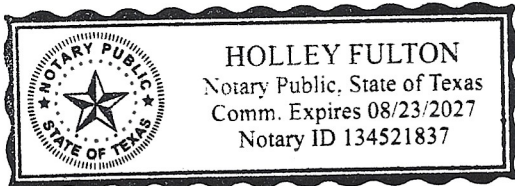


BY: Eugene D. Parrish
ITS: President

STATE OF TEXAS §

COUNTY OF Franklin §

This instrument was acknowledged before me on April 30th, 2024, by Eugene D. Parrish, President of P.O.A. of Sterling Shores, Inc., a Texas nonprofit corporation, on behalf of said corporation.



Holley Fulton
Notary Public, State of Texas