

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR
SPRING HAVENWOOD HOMEOWNERS ASSOCIATION, INC.**

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

SPRING HAVENWOOD HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Certificates, as follows:

- (1) the name of the Subdivision is Havenwood,
- (2) the name of the Association is Spring Havenwood Homeowners Association, Inc.;
- (3) the subdivision is recorded in the Plat Records of Harris County, Texas as follows:
 - (a) Havenwood, under Clerk's File No. 20060246946;
- (4) the Declaration is recorded in the Real Property Records of Harris County, Texas as follows:
 - (a) Declaration of Covenants, Conditions and Restrictions for Havenwood, under Clerk's File No. 20060212990;
- (5) the name and mailing address of the Association is:
 - (a) Spring Havenwood Homeowners Association, Inc. c/o LEAD Association Management, Inc. 13231 Champion Forest Drive., Suite 112, Houston, Texas 77069;
- (6) the name, mailing address, telephone number, and email address of the Association's Designated Representative is:
 - (a) LEAD Association Management, Inc. 13231 Champion Forest Drive., Suite 112, Houston, Texas 77069;
 - (b) (281) 857-6027
 - (c) info@lead-inc.com
- (7) The Association's website address is:

www.springhavenwoodhoa.org

RP-2021-541254

(8) The following fees are charged by the Association relating to a property transfer in the Subdivision:

- (a) Transfer Fee - \$175.00;
- (b) Resale Certificate Fee - \$375.00;
- (c) Updated Resale Certificate - \$75.00;
- (d) Refinance Fee - \$100.00;
- (e) Capitalization Fee - \$470.00;

(9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

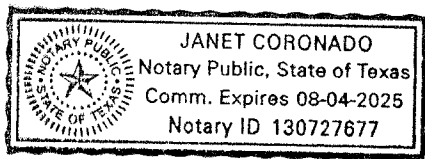
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SIGNED THIS 30 DAY OF August, 2021.

By: Mary Zaragoza, on behalf of
LEAD Association Management, Inc., Managing Agent for
Spring Havenwood Homeowners Association, Inc.

Mary Zaragoza
Print Name

STATE OF TEXAS §
 §
COUNTY OF HARRIS §



BEFORE ME, the undersigned authority, on this day personally appeared Mary Zaragoza, Agent of LEAD Association Management, Inc., Managing Agent for Spring Havenwood Homeowners Association, Inc., and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this 30th day of August, 2021.

Janet Coronado
Notary Public, State of Texas

E-RECORDED BY:
HOLT & YOUNG, P.C.
9821 Katy Freeway, Ste. 350
Houston, Texas 77024

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Pages 4
09/21/2021 03:24 PM
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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