

MANAGEMENT CERTIFICATE OF  
MAI GARDEN COMMUNITY, INC.  
PURSUANT TO TEX. PROP. CODE §209.004

Mai Garden Community, Inc. ("Association"), a Texas non-profit corporation and a "property owners association" as defined in Tex. Prop. Code §209.002(7)(A)-(C). The following information is provided in accordance with Tex. Prop. Code §209.004:

1. The name of the Subdivision: Mai Garden Terrace and Mai Garden Amending Plat No. 1.
2. The name of the Association: Mai Garden Community, Inc., a Texas non-profit corporation.
3. The recording data for the Subdivisions: Mai Garden Terrace, a subdivision in Harris County, Texas, according to the map or plat thereof recorded under Film Code No. 695536, of the Map Records of Harris County, Texas and Mai Garden Terrace Amending Plat No 1, a subdivision in Harris County, Texas, according to the map or plat thereof recorded under Film Code No. 706688, of the Map Records of Harris County, Texas.
4. The recording data for the Declaration and amendments to the Declaration:  
  
Declaration of Covenants, Conditions and Restrictions for Mai Garden Terrace, recorded under Clerk's File No. RP-2024-178743, Official Public Records of Real Property of Harris County, Texas.
5. The name and mailing address of the Association:  
  
Mai Garden Community, Inc.  
c/o Rise Association Management Group, LLC  
3131 Eastside Street, Suite 130  
Houston, Texas 77098
6. The name, mailing address, telephone number, and email address of the person managing the Association/designated representative:  
  
Rise Association Management Group, LLC  
Attn: Jason Delgado  
3131 Eastside Street, Suite 130  
Houston, Texas 77098  
(713) 936-9200  
[jason@riseamg.com](mailto:jason@riseamg.com)

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7. The website addresses of the internet website on which the Association's dedicatory instruments are available, in accordance with Tex. Prop. Code §207.006:

www.RiseAMG.com

8. The amount and description of fees charged by the Association relating to a property transfer in the Subdivision:

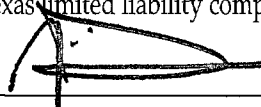
The Association may charge a reasonable and necessary fee, not to exceed \$375.00, to assemble, copy, and deliver the information required by Tex. Prop. Code §207.003(a), to the owner or the owner's agent, the purchaser or the purchaser's agent, or the title insurance company or its agent: (1) a current copy of the restrictions applying to the Subdivision; (2) a current copy of the Bylaws and the Rules of the Association; and (3) a resale certificate prepared not earlier than the 60<sup>th</sup> day before the date the certificate is delivered that complies with Tex. Prop. Code §207.003(b); and a reasonable and necessary fee not to exceed \$100.00, to prepare and deliver an update of a resale certificate as provided by Tex. Prop. Code §207.003(f).

The Association may also charges a reasonable fee of: \$175.00 for a statement of account; and \$250.00 for an allowable transfer fee under Tex. Prop. Code §5.202(b)(7)(B).

(SIGNATURE AND ACKNOWLEDGMENT APPEAR ON FOLLOWING PAGE)

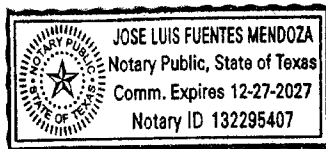
Mai Garden Community, Inc.  
a Texas non-profit corporation

By: Rise Association Management Group, LLC  
a Texas limited liability company

By:   
JASON DELGADO, Manager

THE STATE OF TEXAS   §  
                                  §   ACKNOWLEDGMENT  
COUNTY OF HARRIS   §

This instrument was acknowledged before me on the 24<sup>th</sup> day of May, 2024, by Jason Delgado, Manager of Rise Association Management Group, LLC, a Texas limited liability company, as managing agent for Mai Garden Community, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



  
Notary Public - State of Texas

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# Pages 4  
05/30/2024 02:03 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$33.00

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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