

AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
CHAMPIONS COURT HOMEOWNER'S ASSOCIATION, INC.

The undersigned, being an officer of Champions Court Homeowner's Association, Inc. and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

This certificate amends, restates and replaces in its entirety that certain Amended Management Certificate Pursuant to Section 209.004, Texas Property Code, recorded as File No. 20110118074, in the Real Property Records of Harris County, Texas.

1. The name of the subdivision: Champions Court, Sections 1 and 2
2. The name of the association: Champions Court Homeowner's Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: That certain real property in Harris County, Texas, as described on a plat or map of Champions Court Section One recorded as File No. S878605, and a plat or map of Champions Court Section Two, recorded as File No. S878606, found in the Map Records of Harris County, Texas.
4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the association. Champions Court Homeowner's Association, Inc., Attn: Charles F. Newman, 68 Champions Court Place, Houston, Texas 77069.
6. The name, mailing address, telephone number, and email address of the person managing the association:

Name:	Charles F. Newman
Mailing Address:	68 Champions Court Place Houston, Texas 77069
Telephone Number:	(832) 277-7176
Email Address:	cfnewman@aim.com
7. Website to access the association's dedicatory instruments:
N/A
8. Amount and description of fees related to property transfer in the subdivision: The association fees are in the following amounts:

Transfer Fee - \$125.00

Resale Certificate Fee - \$200.00

Refinance Fee - \$75.00

The association fees cover all costs that the association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

ATTACHMENT 1

RECORDING DATA FOR THE COVENANT AND RELATED DOCUMENTS

1. Amended and Consolidated Declaration of Covenants, Conditions, Restrictions and Easements of Champions Court, Sections One and Two, a Harris County Subdivision, recorded as File No. X028179, Real Property Records of Harris County, Texas.
2. Bylaws of Champions Court Homeowner's Association, Inc., recorded as File No. W019490, Real Property Records of Harris County, Texas.
3. Articles of Incorporation of Champions Court Homeowner's Association, Inc., recorded as File No. W086375, Real Property Records of Harris County, Texas.

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e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$37.00

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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