

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR
SOUTHLAKE COMMUNITY ASSOCIATION, INC.**

STATE OF TEXAS §
 §
COUNTIES OF BRAZORIA §
AND FORT BEND §

SOUTHLAKE COMMUNITY 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 Management Certificates, as follows:

- (1) the name of the Subdivision is Southlake,
- (2) the name of the Association is Southlake Community Association, Inc.;
- (3) the subdivision is recorded with Map and Plat Records of Harris County, Texas, along with any amendments, supplements or replats thereto, as follows:
 - (a) Southlake Section One, under Brazoria County Plat No. 2013006194;
 - (b) Southlake Section Two, under Brazoria County Plat No. 2013006196;
 - (c) Southlake Section Three, under Brazoria County Plat No. 2013050987;
 - (d) Southlake Section Four, under Brazoria County Plat No. 2014000525;
 - (e) Southlake Section Five, under Brazoria County Plat No. 2014037921;
 - (f) Southlake Section Six, under Brazoria County Plat No. 2014038035;
 - (g) Southlake Section Seven, under Fort Bend County Plat No. 201411596;
 - (h) Southlake Section Eight, under Fort Bend County Plat No. 20150150 and under Brazoria County Plat No. 2015021975;
 - (i) Southlake Section Nine, under Brazoria County Plat No. 2015045642;
 - (j) Southlake Section Ten, under Fort Bend County Plat No. 2015111939;
 - (k) Southlake Section Eleven, under Brazoria County Plat No. 2016018809;
- (4) the Declaration is recorded in the Real Property Records of Harris County, Texas as follows:
 - (a) Declaration of Covenants, Conditions, and Restrictions for Southlake, under Brazoria County Clerk's File No. 2013022729;

(b) Declaration of Covenants, Conditions, and Restrictions for Southlake, under Fort Bend County Clerk's File No. 2013058363;

(c) First Amendment to Declaration of Covenants, Conditions, and Restrictions for Southlake, under Brazoria County Clerk's File No. 2018063307;

(d) First Amendment to Declaration of Covenants, Conditions, and Restrictions for Southlake, under Fort Bend County Clerk's File No. 2018139276;

(5) the name and mailing address of the Association is Southlake Community Association, Inc., c/o Crest Management Company, 17171 Park Row, Ste. 310, Houston, Texas 77084.

(6) The name, mailing address, telephone number, and email address of the Association's Designated Representative is:

(a) Crest Management Company, 17171 Park Row, Ste. 310, Houston, Texas 77084;

(b) (281) 579-0761;

(c) info@crest-management.com

(7) The website address of the Association is:

<https://www.crest-management.com/Communities/Southlake-Community-Association>;

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

(a) Resale Certificate Fee: \$375.00;

(b) Resale Certificate Update:

a. no charge within 30 days of original,

b. within 30-180 days of original: \$75.00,

c. (a new Resale Certificate must be purchased after 180 days);

(c) Certified Statement of Account (Transfer Fee): \$295.00;

(d) Refinance Statement of Account: \$75.00;

(e) RUSH FEE: \$100.00

(for documents that need to be provided in less than 3 business days);

(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.

SIGNED THIS 28 DAY OF February, 2023.

By: Carolyn Bonds, Carolyn Bonds, PCAM
on behalf of Crest Management Company, AAMC,
Managing Agent for Southlake Community Association, Inc.

STATE OF TEXAS

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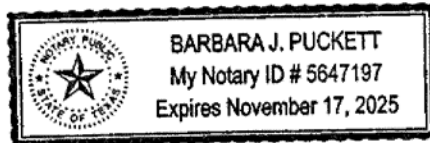
COUNTY OF HARRIS

BEFORE ME, the undersigned authority, on this day personally appeared Carolyn Bonds, PCAM, of Crest Management Company, AAMC, Managing Agent for Southlake Community 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 the 28th day of February, 2023

Barbara J. Puckett
Notary Public, State of Texas

E-RECORDED BY:
HOLTTOLLETT, P.C.
9821 Katy Freeway, Suite 350
Houston, Texas 77024



FILED and RECORDED

Instrument Number: 2023009606

Filing and Recording Date: 03/06/2023 09:14:58 AM Pages: 4 Recording Fee: \$34.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Brazoria County, Texas.



A handwritten signature in black ink, appearing to read "Joyce Hudman".

Joyce Hudman, County Clerk
Brazoria County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

DO NOT DESTROY - Warning, this document is part of the Official Public Record.

ccclerk-yadira



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By: Carolyn Bonds, Carolyn Bonds, PCAM
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Managing Agent for Southlake Community Association, Inc.

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Notary Public, State of Texas

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