

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE
FOR
MILLRIDGE PINES TOWNHOMES ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

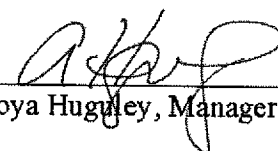
The undersigned, being the Manager of Millridge Pines Townhomes Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Millridge Pines Townhomes Association, Inc.:

1. Name of Subdivision: Millridge Pines Townhome.
2. Name of Association: Millridge Pines Townhomes Association, Inc.
3. Recording Data for the Subdivision:
 - (a) Millridge Pines Townhome, according to the Plat filed under County Clerk's File No. T876749 and Film Code No. 423101 in the Map Records of Harris County, Texas.
 - (b) Millridge Pines Townhome, according to the Plat filed under County Clerk's File No. T876749 and Film Code No. 423101 in the Map Records of Harris County, Texas.
 - (c) Millridge Pines Townhome, according to the Plat filed under County Clerk's File No. T876749 and Film Code No. 423101 in the Map Records of Harris County, Texas.
 - (d) A partial replat of Millridge North, Section Two, Unrestricted Reserve "A", as recorded in Volume 303, Page 42, of the Map Records of Harris County, Texas.
4. Recording Data for the Declaration:
 - (a) Declaration of Covenants, Conditions and Restrictions for Millridge Pines Townhome, recorded on March 16, 2000 under Harris County Clerk's File No. U277891 and Film number 531-20-0310 in the Official Public Records of Real Property of Harris County, Texas.
5. Name and Mailing Address of the Association is: Millridge Pines Townhomes Association, Inc., c/o Inframark Management Services, 2002 West Grand Parkway North, Ste. 100, Katy, Texas 77449.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Millridge Pines Townhomes Association, Inc., c/o Inframark Management Services, 2002 West Grand Parkway North, Ste. 100, Katy, Texas 77449.
7. Telephone Number to Contact the Association is: Millridge Pines Townhomes Association, Inc., c/o Inframark Management Services (281) 870-0585.

8. Email Address to Contact the Association: customercare@inframark.com
9. The Association's website may be found at: www.inframarkims.com
10. Fees charged by the Association upon the sale or transfer of Property:
 - (a) Resale Certificate: \$350.00 or more, not to exceed the maximum allowable rate.
 - (b) Rush Fee for Resale Certificate: \$185.00 if needed within 24 hours, \$150.00 if needed within 3 days, and \$125.00 if needed within five (5) days.
 - (c) Updated Certificate: after 30 days of issuance of the original \$75.00.
 - (d) Certified Statement of Account (Transfer Fee) \$300.00.
 - (e) Refinance Statement of Account \$100.00

Executed on this the 1 day of September 2021.

MILLRIDGE PINES TOWNHOMES
ASSOCIATION, INC.

By: 
Akoya Huguley, Manager and Agent

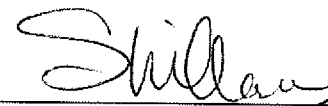
THE STATE OF TEXAS

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ACKNOWLEDGMENT

COUNTY OF HARRIS

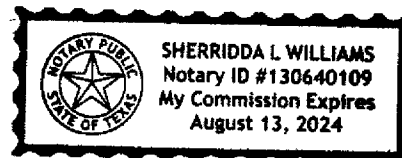
BEFORE ME, the undersigned notary public, on this the 1 day of September 2021 personally appeared Akoya Huguley, Manager and Agent of Waterstone Community Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.


Notary Public in and for the State of Texas

RECORDED BY:

BSG | SEARS
BENNETT
& GERDES, LLP

6548 GREATWOOD PKWY.
SUGAR LAND, TEXAS 77479



RP-2021-576541
Pages 3
10/06/2021 02:07 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$22.00

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

RP-2021-576541