

ADDITIONAL DEDICATORY INSTRUMENTS
for
THE BRIARGROVE DRIVE TOWNHOUSE CONDOMINIUM ASSOCIATION

THE STATE OF TEXAS §

COUNTY OF HARRIS §

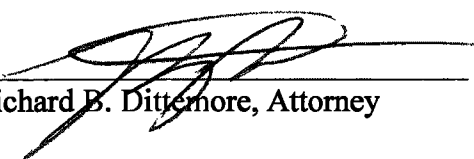
BEFORE ME, the undersigned authority, on this day personally appeared **Richard B. Dittemore**, who, being by me first duly sworn, states on oath the following:

"My name is **Richard B. Dittemore**, I am over twenty-one (21) years of age, of sound mind, capable of making this affidavit, authorized to make this affidavit, and personally acquainted with the facts herein stated:

"I am the attorney for THE BRIARGROVE DRIVE TOWNHOUSE CONDOMINIUM ASSOCIATION. The following instrument, MANAGEMENT CERTIFICATE, is a true and correct copy of an unrecorded Dedicatory Instrument, as that term is defined by Section 82.116 of the Texas Property Code, pertaining to THE BRIARGROVE DRIVE TOWNHOUSE CONDOMINIUM ASSOCIATION, and the property subject to the declaration recorded under Harris County Clerk's Document No. C982391, as amended and/or supplemented.

DATED this 28 day of Aug., 2025.

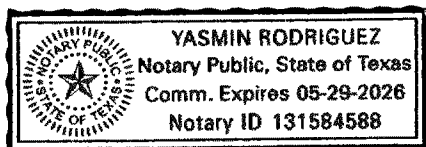
THE BRIARGROVE DRIVE TOWNHOUSE
CONDOMINIUM ASSOCIATION


By: 
Richard B. Dittemore, Attorney

THE STATE OF TEXAS §

COUNTY OF HARRIS §

THIS INSTRUMENT was acknowledged before me on this the 28 day of Aug., 2025, by **Richard B. Dittemore**, attorney for THE BRIARGROVE DRIVE TOWNHOUSE CONDOMINIUM ASSOCIATION, a Texas non-profit corporation, on behalf of said corporation.




NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

RP-2025-341194

**MANAGEMENT CERTIFICATE OF
THE BRIARGROVE DRIVE TOWNHOUSE CONDOMINIUM ASSOCIATION**

This Management Certificate, pursuant to Section 82.116 of the Texas Property Code, hereby supercedes and replaces any prior management certificates applicable to the property described below and all such prior management certificates are hereby revoked.

1. The name of the subdivision is: Briargrove Drive Townhomes.
2. The name of the association is: The Briargrove Drive Townhouse Condominium Association, a Texas non-profit corporation.
3. The location of the condominium is:

2105 Lander Lane
Houston, Texas 77057

4. The recording data for the declaration and all amendments are as follows:

CONDOMINIUM DECLARATION FOR BRIARGROVE DRIVE
TOWNHOUSES recorded in the Official Public Records of Real Property of Harris
County, Texas under County Clerk's File No. C982391.

5. The name and mailing address of the Association is as follows:

The Briargrove Drive Townhouse Condominium Association
P.O. Box 571821
Houston, Texas 77257

6. The name, mailing address, telephone number and e-mail address of the person managing the Association or the Association's designated representative is as follows:

The Briargrove Drive Townhouse Condominium Association
P.O. Box 571821
Houston, Texas 77257
713-783-9043
office@briargrovedrive.com

7. The website address of the Internet website on which the association's dedicatory instruments are available in accordance with Section 82.116 is as follows:

<https://briargrovedrive.com/>

8. The amount and description of any fees charged by the Association relating to a property transfer in the subdivision is as follows:

\$175.00

9. Other information the association considers appropriate is as follows:

N/A

EXECUTED this 27th day of August, 2025.

THE BRIARGROVE DRIVE TOWNHOUSE
CONDOMINIUM ASSOCIATION

By: Michael Panza
Signature of Officer of the Association

MICHAEL PANZA
Printed Name of Officer of the Association

PRESIDENT
Title of Officer of the Association

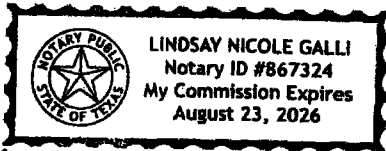
**This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.*

THE STATE OF TEXAS

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COUNTY OF HARRIS

This instrument was acknowledged before me on the 27th day of August, 2025, by Michael Panza, President of THE BRIARGROVE DRIVE TOWNHOUSE CONDOMINIUM ASSOCIATION, a Texas non-profit corporation, on behalf of the corporation.



A handwritten signature in cursive script, appearing to read "L. Galli", written over a horizontal line.

Notary Public in and for the
State of Texas

RP-2025-341194
Pages 5
08/28/2025 12:34 PM
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

RP-2025-341194