

PROPERTY OWNERS ASSOCIATION 1ST AMENDED MANAGEMENT CERTIFICATE FOR
AUTUMN CREEK COMMUNITY ASSOCIATION, INC.

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.

This amends all prior Management Certificates filed for this association.

Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"

State of Texas §

County of Harris §

1. Name of Subdivision: Autumn Creek
2. Subdivision Location: Harris
3. Name of Homeowners Association: Autumn Creek Community Association, Inc.
4. Recording Data for Association:

Plat Section 1 is recorded under File No. T594464

Plat Section 2 is recorded under File No. U108964

Plat Section 3 is recorded under File No. U390149

Plat Section 4 is recorded under File No. V538780

Plat Section 5 is recorded under File No. U842053

Plat Section 6 is recorded under File No. U511287

Amendment to Section 6 recorded under File No. U658436

2nd amendment to Section 6 recorded under File No. V716493

Ratification Plat of Section 6 is recorded under File No. V786709

Plat Section 7 is recorded under File No. V434034

Plat Section 8 is recorded under File No. V488609

Plat Section 9 is recorded under File No. V434081

Commercial Tract One is recorded under File No. T397103

Amendment to Commercial Tract One is recorded under File No. T903058

Commercial Tract One Reserve B & D replat is recorded under File No. U214759

Commercial Tract One Reserve D3 replat is recorded under File No. V716494

Commercial Tract Two is recorded under File No. T397104

Multi-Family Tract One is recorded under File No. T441346

5. Recording Data for Declaration and any amendments:

DCCR's for Section 1 recorded under File No. T429439

DCCR Annexation of Section 2 is recorded under File No. U116895

DCCR Annexation of Section 3 is recorded under File No. U394367

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DCCR Annexation of Section 4 is recorded under File No. V554353
DCCR Annexation of Section 5 is recorded under File No. U842054
DCCR Annexation of Section 6 is recorded under File No. U511288
DCCR Annexation of Section 7 is recorded under File No. V434035
DCCR Annexation of Section 8 is recorded under File No. V488610
DCCR Annexation of Section 9 is recorded under File No. U750664
DCCR Annexation of Section 9 Amendment recorded under File No. V533275 &
V533276
DCCR Annexation of Section 9 Second Amendment recorded under File No. V734158
DCCR Annexation of Commercial Tract One is recorded under File No. T650045
DCCR Annexation of Commercial Tract Two is recorded under File No. T431593
DCCR Annexation of Multi-Family Tract One is recorded under File No. T650044

6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowners' association:

7. Mailing Address and Contact Information for the Association and the Managing Agent:

Spectrum Association Management
17319 San Pedro Ave, #318
San Antonio, TX 78232
contact@spectrumam.com
210-494-0659
www.spectrumam.com/homeowners

8. Fee(s) related to Property Transfer:

- Administrative Transfer Fee - \$200.00
- Resale Package = \$375.00
 - Rush for Resale Package:
 - 1 business day = \$120.00 / 3 business days = \$95.00
 - Add a Rush to an existing order = \$75.00 + Cost of a Rush
 - Update for Resale Package:
 - 1-14 days = \$15.00 / 15-180 days = \$50.00
- Statement of Account only = \$120.00
 - Rush for Statement of Account only:
 - 1 business day = \$110.00 / 3 business day = \$85.00
 - Update for Statement of Account only:
 - 1-30 days - No Cost / 31-45 days = \$50.00 / 46-90 days = \$50.00
- Commercial Rate only = Assessment Rate X Equivalent Units

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

Signed this 30 day of January, 2023.

Autumn Creek Community Association, Inc.

By: Shelby Welch
Shelby Welch (of Spectrum Association Management), Managing Agent

State of Texas §

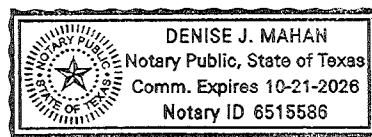
County of Bexar §

This instrument was acknowledged and signed before me on 30th
January, 2023 by Shelby Welch, representative of Spectrum Association

Management, the Managing Agent of Autumn Creek Community Association, Inc., on behalf of said association.

Denise J Mahan
Notary Public, State of Texas

After Recording, Return To:
Spectrum Association Management
Attn: Transitions
17319 San Pedro Ave., Ste. #318
San Antonio, TX 78232



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Pages 4
01/31/2023 08:37 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$26.00

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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