

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
BRIARWOOD HOMEOWNERS ASSOCIATION, INC.

STATE OF TEXAS §
 §
COUNTY OF BRAZORIA §

BRIARWOOD HOMEOWNERS 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 Briarwood;
- (2) the name of the Association is Briarwood Homeowners Association, Inc.;
- (3) the Subdivision is recorded in the Map and Plat Records of Brazoria County, Texas, as follows:
 - (a) Briarwood Subdivision, Section II, under Document No. 1971004672;
- (4) the Declarations and any amendments thereto, are recorded in the Real Property Records of Brazoria County, Texas, as follows:
 - (a) Declaration of Covenants, Conditions and Restrictions, Briarwood Subdivision, Section II, under Document No. 1974008126;
 - (b) Amendment to Declaration of Covenants, Conditions and Restrictions, Briarwood Subdivision, Section II, under Document No. 1979026229;
 - (c) Second Amended Declaration of Covenants, Conditions and Restrictions, Briarwood Subdivision, Section II, under Document No. 2013015107;
- (5) the name and mailing address of the Association is:
 - (a) Briarwood Homeowners Association, Inc., c/o MASC Austin Properties, Inc., 945 Eldridge Road, Sugar Land, Texas 77478;
- (6) the name, mailing address, telephone number, and email address of the Association's Designated Representative is:
 - (a) Chris Nochez, MASC Austin Properties, Inc., 945 Eldridge Road, Sugar Land, Texas 77478;

(b) (713) 776-1771;

(c) cnochez@mascapi.com;

(7) The Association's website address is: www.mascapi.com and www.briarwood.sites.townsq.io;

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

(a) Resale Certificate Fee - \$375.00;

(b) Statement of Account Fee - \$150.00;

(c) HOA Quote Fee - \$150.00;

(d) Refinance Fee - \$75.00;

(e) Transfer Fee - \$250.00;

(9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as to perform 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 20th DAY OF August, 2021.

By: [Signature], on behalf of
MASC Austin Properties, Inc., Managing Agent for
Briarwood Homeowners Association, Inc.

Angela Connell
Print Name

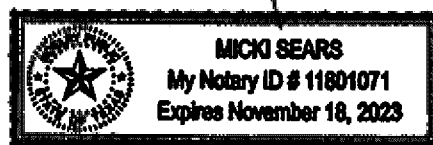
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BEFORE ME, the undersigned authority, on this day personally appeared Angela Connell, of MASC Austin Properties, Inc., Managing Agent for Briarwood Homeowners Association, Inc., and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this the 20th day of August, 2021.

[Signature]
Notary Public, State of Texas

E-RECORDED BY:
HOLT & YOUNG, P.C.
9821 Katy Freeway, Ste. 350
Houston, Texas 77024

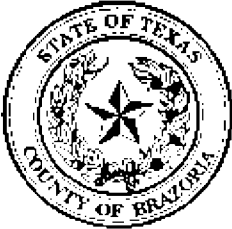


FILED and RECORDED

Instrument Number: 2021056675

Filing and Recording Date: 08/27/2021 10:51:15 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-cynthia