

CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE
for
FLAGSHIP OFFICE CONDOMINIUM ASSOCIATION

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the Managing Agent of Flagship Office Condominium Association, a non-profit corporation ("Association") organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 82.116 of the Texas Property Code, which supersedes any Management Certificate previously filed by the Association:

1. Name of Condominium: The name of the Condominium is Flagship Office Condominiums.
2. Name of Association: The name of the Association is Flagship Office Condominium Association.
3. Location of the Condominium: The Condominium is located in Tomball, Harris County Texas.
4. Recording Data for the Declaration:
 - a. Declaration of Condominium for Flagship Office Condominiums recorded on April 15, 2019, as Document No. RP-2019-150791, in the Condominium Records of the Official Public Records of Harris County, Texas;
 - b. Updated Replacement Exhibits (July 2020) Flagship Office Condominiums, a Condominium Regime, recorded on July 31, 2020, as Document No. RP-2020-345792, in the Condominium Records of the Official Public Records of Harris County, Texas;
 - c. Updated Replacement Exhibits (March 2021) Flagship Office Condominiums, a Condominium Regime, recorded on March 26, 2021, as Document No. RP-2021-160783, in the Condominium Records of the Official Public Records of Harris County, Texas; and
 - d. Updated Replacement Exhibits (February 2022) Flagship Office Condominiums, a Condominium Regime, recorded on March 1, 2022, as Document No. RP-2022-108946, in the Condominium Records of the Official Public Records of Harris County, Texas.
5. Name and mailing address of the Association: The name, mailing address, telephone number and email address of the Association is Flagship Office Condominium Association, c/o SBB Management Company, LLC, 12801 N. Central Expressway, Suite 1401, Dallas, Texas 75243.

RP-2025-351397

6. The Contact Information for the Association's Designated Representative: The contact information for the designated representative of the Association is:

SBB Management Company, LLC
12801 N. Central Expressway, Suite 1401
Dallas, Texas 75243
Phone: (972) 960-2800
Email: support@sbbmanagement.com

7. The Association's Dedicatory Instruments are Available to Members Online at: www.sbbmanagment.com. Please use the "Find My Community" search bar to locate the community webpage.
8. The Amount and Description of the Fees and Other Charges by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate*	\$375.00
Transfer Fee	\$340.00
Resale Certificate Update	\$75.00
1 Business Day Rush Fee to Expedite a Resale	\$360.00
3 Business Day Rush Fee to Expedite a Resale	\$260.00
5 Business Day Rush Fee to Expedite a Resale	\$160.00
7 Business Day Rush Fee to Expedite a Resale	\$75.00
Amenity Device Deactivation Fee	\$20.00
Capitalization Fee	\$500.00, but may be changed by the Board from time to time in its discretion

*Resale Certificates may be requested by SBB Management Company, LLC at 972-960-2800.

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified above.

a Texas nonprofit corporation

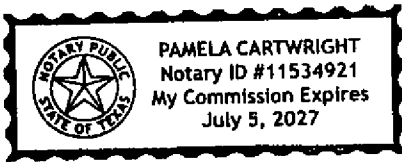
By: **SBB MANAGEMENT COMPANY, LLC,**
its Managing Agent

By: 
Vanessa Burch, President

*This Management Certificate does not purport to identify every publicly recorded document affecting the Condominium, or to report every piece of information pertinent to the Condominium. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Condominium and to contact the Association. This Management Certificate should not be relied upon for any purpose other than to provide instruction for identifying and contacting the Association.

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

BEFORE ME, the undersigned notary public, on this 27 day of August, 2025, personally appeared Vanessa Burch, President of SBB Management Company LLC, 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.



Pamela Cartwright
Notary Public in and for the State of Texas

RP-2025-351397
Pages 4
09/04/2025 12:25 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$33.00

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-2025-351397