

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
NEWFIELD PARK TOWNHOME ASSOCIATION, INC.**

THE STATE OF TEXAS               §  
   §  
COUNTY OF HARRIS               §

The undersigned, being the Association Manager of **NEWFIELD PARK TOWNHOME ASSOCIATION, INC.** (hereinafter the "Association"), 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 the Association.

**1. Name of Subdivision(s):**

The name of the Subdivision(s) are:  
**Newfield Park Townhomes**

**2. Name of Association:**

The name of the Association is **NEWFIELD PARK TOWNHOME ASSOCIATION, INC.**

**3. Recording Data for the Subdivision(s):**

The recording data for the subdivisions is as follows:

Newfield Park Townhomes, being all of the lots within EAGLE SPRINGS SEC. 29, a subdivision in Harris County, Texas according to the Plat thereof filed for record on November 22, 2006 under Harris County Clerk's File No. **20060215486** and further recorded on November 27, 2006 under Film Code No. **606216** of the Map Records of Harris County, Texas, being all of the lots within Eagle Springs Sec. 29, recorded under **Volume 606, Page 216**, and Partial Replat under **Volume 645, Page 152**, along with any supplements or replats thereof.

**4. Recording Data for the Declaration(s):**

**Declaration of Covenants, Conditions, Restrictions, and Easements for Newfield Park Townhomes**, is recorded under Harris County Clerk's File No. **20080046025** in the real property records of Harris County, Texas.

Whereas, the real property in **NEWFIELD PARK TOWNHOME ASSOCIATION, INC.** is ALSO subject to the "Master Restrictions" which are those certain covenants, restrictions, easements, charges and liens imposed on the Lots as set forth in that certain Declaration of Protective Covenants for Eagle Springs, executed May 7, 2001 and filed on May 9, 2001 under Harris County Clerk's File No. **V039773** of the Official Public Records of Real Property of Harris County, Texas, as supplemented by that certain Supplemental Declaration of Protective Covenants for Eagle Springs Residential Property, executed November 28, 2006 and filed on November 29, 2006 under Harris County Clerk's File No.

RP-2022-352007

20060225218, together with all other documentation relative to the Master Association, such as its Articles of Incorporation, Bylaws, Rules and Regulations and Design Guidelines )the "Master Restrictions"); which Master Restrictions also cover other real property in addition to the real property covered by Newfield Park's Declaration.

**5. Association Information:**

The contact information and website for the association is as follows:

**NEWFIELD PARK TOWNHOME ASSOCIATION, INC.**

c/o Crest Management Company

Address: 17171 Park Row, Suite 310, Houston, Texas 77084

Phone: 281-579-0761

Email: [info@crest-management.com](mailto:info@crest-management.com)

For more information visit [www.crest-management.com](http://www.crest-management.com) and

<https://crest-management.com/Communities/Newfield-Park-Townhome-Association>.

**6. Designated Representative Information:**

The contact information for the person or entity managing the association is as follows:

Registered Agent: Crest Management Company, AAMC

Name: Carolyn Bonds, PCAM, Managing Agent

Phone: 281-579-0761

Email: [info@crest-management.com](mailto:info@crest-management.com)

Address: Address: 17171 Park Row, Suite 310, Houston, Texas 77084

**7. Fees Related to Property Transfer:**

Resale Certificate Fee: \$225

Certified Statement of Account /Transfer Fee: \$215.00

Refinance Statement of Account Fee: \$75.00

RUSH FEE: \$50.00

Capitalization Fee per Article IX, Section 9.9 of the Declaration: each purchaser of a Lot is required to pay a Capitalization Fee at closing equal to two times the monthly general assessment for the Lot being purchased.

Note: Updates to resale certificates are no charge for 30 days from date of certificate, \$75 for up to 180 days from date of certificate. After 180 days they need to purchase a new certificate.

**8. Association Website:**

<https://crest-management.com/Communities/Newfield-Park-Townhome-Association>

**9. Optional Information:**

Management Company's website:

[www.crest-management.com](http://www.crest-management.com)

RP-2022-352007

Executed this the 5<sup>th</sup> day of July, 2022.

**NEWFIELD PARK TOWNHOME  
ASSOCIATION, INC.**

By Carolyn Bonds  
Signature (Managing Agent)

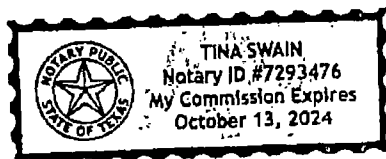
CAROLYN BONDS  
Print Name (Managing Agent)

THE STATE OF TEXAS

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§  
§

COUNTY OF HARRIS

BEFORE ME, the undersigned notary public, on this the 5<sup>th</sup> day of July, 2022, personally appeared Carolyn Bonds, the Managing Agent for the **NEWFIELD PARK TOWNHOME ASSOCIATION, INC.**, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed.



Tina Swain  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

*Disclaimer: Please note, this certificate only contains information as required under Tex. Prop. Code §209.004 and may not contain all the recorded dedicatory instruments for the Association. Prospective purchasers are encouraged to independently examine the Declaration, By-Laws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase. Further, this management certificate does not purport to include every piece of recorded information about the association and do not rely on it for such. The purpose of the management certificate is to identify the association and contact information for it. The associations dedicatory and governing documents are available online at [www.crest-management.com](http://www.crest-management.com).*

RP-2022-352007

RP-2022-352007  
# Pages 4  
07/07/2022 02:33 PM  
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

RP-2022-352007