

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
FOR  
HEARTHSTONE HOMEOWNERS ASSOCIATION, INC.**

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THE STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS           §

The undersigned, being the Manager of Hearthstone Homeowners Association, Inc., 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 Hearthstone Homeowners Association, Inc.:

1. Name of Subdivision: Hearthstone.
2. Name of Association: Hearthstone Homeowners Association, Inc.
3. Recording Data for the Subdivision:
  - (a) Hearthstone, Section One, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 236, Page 86, along with any amendments or supplements thereto.
  - (b) Hearthstone, Section Two, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 242, Page 16, along with any amendments or supplements thereto.
  - (c) Hearthstone, Section Three, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 290, Page 28, along with any amendments or supplements thereto.
  - (d) Hearthstone, Section Four, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 262, Page 72, along with any amendments or supplements thereto.
  - (e) Hearthstone, Section Five, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 268, Page 117, along with any amendments or supplements thereto.
  - (f) Hearthstone, Section Six, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 328, Page 34, along with any amendments or supplements thereto.
  - (g) Hearthstone, Section Seven, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 326, Page 34, along with any amendments or supplements thereto.
  - (h) Fairway West, Section One, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 230, Page 23, along with any amendments or supplements thereto.

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- (i) Avila Court Estates, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 253, Page 60, along with any amendments or supplements thereto.
- (j) Hearthstone Meadows, Section One, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 358, Page 78, along with any amendments or supplements thereto.
- (k) Hearthstone Green, Section One, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 268, Page 122, along with any amendments or supplements thereto.
- (l) Hearthstone Green, Section Two, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 268, Page 129, along with any amendments or supplements thereto.
- (m) Hearthstone Green, Section Three, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 304, Page 129, along with any amendments or supplements thereto.
- (n) Hearthstone Green, Section Four, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 311, Page 42, along with any amendments or supplements thereto.
- (o) Hearthstone Estates, Section One, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 353, Page 17, along with any amendments or supplements thereto.
- (p) Holly Court Estates, Section One, a subdivision in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas, under Volume 348, Page 67, along with any amendments or supplements thereto.

4. Recording Data for the Declaration:

- (a) Declaration of Covenants, Conditions and Restrictions for Hearthstone, Section One (1), recorded under Harris County Clerk's File No. E898093 in the Real Property Records of Harris County, Texas.
- (b) Declaration of Covenants, Conditions and Restrictions for Hearthstone, Section Two, recorded under Harris County Clerk's File No. F138914 in the Real Property Records of Harris County, Texas.
- (c) Declaration of Covenants, Conditions and Restrictions for Hearthstone, Section Three, recorded under Harris County Clerk's File No. G196541 in the Real Property Records of Harris County, Texas.
- (d) Declaration of Covenants, Conditions and Restrictions for Hearthstone, Section Four, recorded under Harris County Clerk's File No. F889565 in the Real Property Records of Harris County, Texas.
- (e) Declaration of Covenants, Conditions and Restrictions for Hearthstone, Section Five, recorded under Harris County Clerk's File No. F657406 in the Real Property Records of Harris County, Texas.
- (f) Declaration of Covenants, Conditions and Restrictions for Hearthstone, Section Six, recorded under Harris County Clerk's File No. K329798 in the Real Property Records of Harris County, Texas.

- (g) Declaration of Covenants, Conditions and Restrictions for Hearthstone, Section Seven, recorded under Harris County Clerk's File No. L145579 in the Real Property Records of Harris County, Texas.
- (h) Declaration of Covenants, Conditions and Restrictions for Fairway West, Section One, recorded under Harris County Clerk's File No. E630271 in the Real Property Records of Harris County, Texas.
- (i) Supplemental Declaration of Covenants, Conditions and Restrictions for Avila Court Estates, recorded under Harris County Clerk's File No. P040005 in the Real Property Records of Harris County, Texas.
- (j) Supplemental Declaration of Covenants, Conditions and Restrictions for Hearthstone Meadows, Section One (1), recorded under Harris County Clerk's File No. P880713 in the Real Property Records of Harris County, Texas.
- (k) Declaration of Covenants, Conditions and Restrictions for Hearthstone Green, Section One (1), recorded under Harris County Clerk's File Nos. F683323 and F718984 in the Real Property Records of Harris County, Texas.
- (l) First Amendment to Declaration of Covenants, Conditions and Restrictions for Hearthstone Green, Section One (1), recorded under Harris County Clerk's File No. H874779 in the Real Property Records of Harris County, Texas.
- (m) Supplemental Declaration of Covenants, Conditions and Restrictions for Hearthstone Green, Section Two (2), recorded under Harris County Clerk's File No. F789685 in the Real Property Records of Harris County, Texas.
- (n) Declaration of Covenants, Conditions and Restrictions for Hearthstone Green, Section Three (3), recorded under Harris County Clerk's File No. H228600 in the Real Property Records of Harris County, Texas.
- (o) Declaration of Covenants, Conditions and Restrictions of Hearthstone Green, Section Four (4), recorded under Harris County Clerk's File No. H732141 in the Real Property Records of Harris County, Texas.
- (p) Declaration of Covenants, Conditions and Restrictions for Hearthstone Estates, Section One (1), recorded under Harris County Clerk's File No. S373240 in the Real Property Records of Harris County, Texas.
- (q) Declaration of Covenants, Conditions and Restrictions for Holly Court Estates, Section One (1), recorded under Harris County Clerk's File No. N094041 in the Real Property Records of Harris County, Texas.

5. Name and Mailing Address of the Association is: Hearthstone Homeowners Association, Inc., c/o Inframark Management Services, 2002 West Grand Parkway North, Ste. 100, Katy, Texas 77449.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Hearthstone Homeowners Association, Inc., c/o Inframark Management Services, 2002 West Grand Parkway North, Ste. 100, Katy, Texas 77449.
7. Telephone Number to Contact the Association is: Hearthstone Homeowners Association, Inc. c/o Inframark Management Services (281) 870-0585.
8. Email Address to Contact the Association: Katie.Ivanics@inframark.com

9. The Association's website may be found at: [www.inframarkims.com](http://www.inframarkims.com)

10. Fees charged by the Association upon the sale or transfer of Property:

- (a) Resale Certificate: \$350.00 or more, not to exceed the maximum allowable rate.
- (b) Rush Fee for Resale Certificate: \$185.00 if needed within 24 hours, \$150.00 if needed within 3 days, and \$125.00 if needed within five (5) days.
- (c) Updated Certificate: after 30 days of issuance of the original \$75.00.
- (d) Certified Statement of Account (Transfer Fee) \$300.00.
- (e) Refinance Statement of Account \$100.00

Executed on this the 25 day of August 2021.

HEARTHSTONE HOMEOWNERS  
ASSOCIATION, INC.

By: Katie Ivanics  
Katie Ivanics, Manager and Agent

THE STATE OF TEXAS

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ACKNOWLEDGMENT

COUNTY OF HARRIS

BEFORE ME, the undersigned notary public, on this the 25 day of August 2021 personally appeared Katie Ivanics, Manager and Agent of Hearthstone Homeowners Association, Inc., 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 and on behalf of the Association.



Shannon Leanne Boogades  
Notary Public in and for the State of Texas

RECORDED BY:

**BSG** | SEARS  
BENNETT  
& GERDES, LLP

6548 GREATWOOD PKWY.  
SUGAR LAND, TEXAS 77479

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# Pages 6  
09/17/2021 02:34 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$34.00

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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