

Hidalgo County  
Arturo Guajardo Jr.  
County Clerk  
Edinburg, Texas 78540

Document No: 3273313

Billable Pages: 2

Recorded On: October 15, 2021 04:47 PM

Number of Pages: 3

\*\*\*\*\*Examined and Charged as Follows\*\*\*\*\*

Total Recording: \$ 40.00

\*\*\*\*\*THIS PAGE IS PART OF THE DOCUMENT\*\*\*\*\*

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.

**File Information:**

Document No: 3273313  
Receipt No: 20211015000401  
Recorded On: October 15, 2021 04:47 PM  
Deputy Clerk: Horacio Garza  
Station: CH-1-CC-K12

**Record and Return To:**

Corporation Service Company  
919 North 1000 West  
  
Logan UT 84321



STATE OF TEXAS  
COUNTY OF HIDALGO

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time  
printed hereon, and was duly RECORDED in the Official Records of Hidalgo County, Texas.

Arturo Guajardo Jr.  
County Clerk  
Hidalgo County, Texas

### **SAM HOUSTON HEIGHTS HOMEOWNERS ASSOCIATION, INC. MANAGEMENT CERTIFICATE**

This Property Owners' Association Management Certificate is being recorded by **SAM HOUSTON HEIGHTS HOMEOWNERS ASSOCIATION, INC.** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

**Name of the Subdivision:** SAM HOUSTON HEIGHTS

**Name of the Association:** SAM HOUSTON HEIGHTS HOMEOWNERS ASSOCIATION, INC.

**Recording Data for Association:**

The Subdivision is recorded according to the Map and Plat Records in Hidalgo County, Texas, as follows:  
(a) Vol. 44, Page 82

**Recording Data for Restrictions:**

The Declarations for the Association are recorded in the Real Property Records of Hidalgo County, Texas, as follows:  
(a) Declaration of Covenants, Conditions and Restrictions. Doc 20051504700.  
(b) First Amendment to Bylaws of Sam Houston Heights Homeowners Association, Inc. Doc 20102084116.  
(c) Records Production and Copying Policy and Document Retention Policy. Doc 2974665.  
(d) Guidelines for Alternative Payment Plans. Doc 2974664.

**Name and Mailing Address of the Association**

SAM HOUSTON HEIGHTS HOMEOWNERS ASSOCIATION, INC.  
c/o Professional Community Management  
300 East Sonterra Blvd Ste 250  
San Antonio, Texas 78258

**Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or Its Designated Representative**

Professional Community Management  
300 East Sonterra Blvd Ste 250  
San Antonio, Texas 78258  
210-545-1888  
[AHCinfo@associa.us](mailto:AHCinfo@associa.us)

**Website Address of the Association**

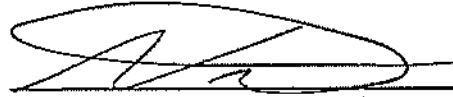
[www.townsq.io](http://www.townsq.io)

**Property Transfer Fee(s) Charged by the Association:**

New account setup fee establishing new owner's account in the association's records: \$45  
Resale Certificate: \$340  
Resale Certificate Update: \$75  
Legacy Account Closure Fee: \$220  
Refinance Statement of Account: \$75  
Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite  
\$125 for 3 day expedite

Executed on this the 31~~st~~ day of August, 2021

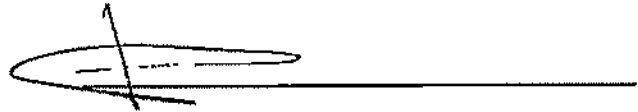
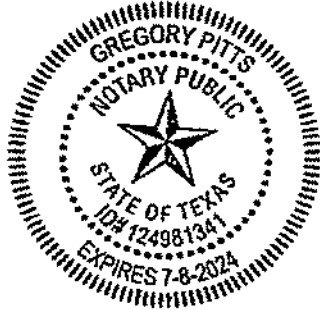
SAM HOUSTON HEIGHTS HOMEOWNERS ASSOCIATION, INC.,  
acting by and through its managing agent, Professional Community  
Management



Alex Rix, Professional Community Management President

STATE OF TEXAS                    §  
   § COUNTY OF  
Hidalgo                    §

This instrument was acknowledged before me on the 31~~st~~ day of August, 2021 by Alex Rix, President with Professional Community Management, the managing agent for SAM HOUSTON HEIGHTS HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of such corporation.



Notary Name  
Notary Public, State of Texas

When recorded return to:  
Professional Community Management  
300 East Sonterra Blvd Ste 250  
San Antonio, Texas 78258