

**Townhouse Owners Association of University Place Inc MANAGEMENT CERTIFICATE**

This Property Owners' Association Management Certificate is being recorded by **Townhouse Owners Association of University Place 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:** Townhouse Owners Association of University Place Inc

**Name of the Association:** Townhouse Owners Association of University Place Inc

**Recording Data for Association:**

The Subdivision is recorded according to the Map and Plat Records in Harris County, Texas, as follows;

Vol. 272, Page 42, File No. F0630321

**Recording Data for Restrictions:**

The Declarations for the Association are recorded in the Real Property Records of Harris County, Texas, as follows:

- (a) Architectural Guidelines, under Harris County Clerk's File No. 20110312624, along with any amendments or supplements thereto;
- (b) Amendment To The Restrictions, Covenants, And Conditions, under Harris County Clerk's File No. RP-2019-537623, along with any amendments or supplements thereto;
- (c) Supplemental Governing Documents, under Harris County Clerk's File No. 20120130326, along with any amendments or supplements thereto;
- (d) Policy Regarding Records Retention, under Harris County Clerk's File No. RP-2022-381031, along with any amendments or supplements thereto;
- (e) Policy Regarding Records Inspection & Production, under Harris County Clerk's File No. RP-2022-381032, along with any amendments or supplements thereto;
- (f) Large Contract Bid Solicitation Policy, under Harris County Clerk's File No. RP-2022-381033, along with any amendments or supplements thereto;
- (g) Deed Restriction Hearing Policy, under Harris County Clerk's File No. RP-2022-381034, along with any amendments or supplements thereto;
- (h) Architectural Review Authority Policy and Charter, under Harris County Clerk's File No. RP-2022-381035, along with any amendments or supplements thereto;
- (i) ACC Denial and Appeal Hearing Policy, under Harris County Clerk's File No. RP-2022-381036, along with any amendments or supplements thereto;

**Name and Mailing Address of the Association**

Townhouse Owners Association of University Place Inc  
c/o Houston Community Management  
17049 El Camino Real #100  
Houston, Texas 77058

RP-2022-599179

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

Houston Community Management  
17049 El Camino Real #100  
Houston, Texas 77058  
832-864-1200  
[customerservice@houcomm.com](mailto:customerservice@houcomm.com)

**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: \$95  
Resale Certificate: \$375  
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 20 day of December 2022

Townhouse Owners Association of University  
Place Inc, acting by and through its managing  
agent, Houston Community Management

Tracy Downs

Tracy Downs, President of Operations

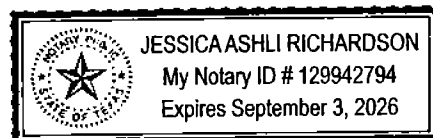
STATE OF TEXAS       §  
COUNTY OF Harris   §

This instrument was acknowledged before me on the 20 day of December 2022 by Tracy Downs, President of Operations with Houston Community Management, the managing agent for Townhouse Owners Association of University Place Inc, a Texas nonprofit corporation, on behalf of such corporation.

Jessica Richardson

Jessica Richardson  
Notary Public, State of Texas

When recorded return to:  
**Houston Community Management**  
**17049 El Camino Real #100**  
**Houston, Texas 77058**



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# Pages 3  
12/27/2022 08:15 AM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$22.00

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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