

MANAGEMENT CERTIFICATE
for
BRAEWOOD ESTATES, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BRAEWOOD ESTATES, INC., a Texas non-profit corporation, files this Management Certificate pursuant to §209.004 of the Texas Property Code, as follows:

1. **NAME OF SUBDIVISION:** Braewood Glen, Section VI, a/k/a Braewood Estates
2. **NAME OF ASSOCIATION:** Braewood Estates, Inc.
3. **RECORDING DATA FOR SUBDIVISION:** Braewood Glen, Section VI, was recorded in Volume 236, Page 96, of the Map Records of Harris County, Texas
4. **RECORDING DATA FOR THE ASSOCIATION (Declaration):**

Restrictions for Braewood Glen, Section VI, dated June 30, 1976, and recorded under Clerk's File No. E831011 of the Official Public Records of Real Property of Harris County, Texas on July 21, 1976.

Amendment to Restrictions of Braewood Glen, Section VI, dated June 30, 1976, and recorded under Clerk's File No. E872126 on August 27, 1976 of the Official Public Records of Real Property of Harris County, Texas.

Articles of Incorporate of Braewood Estates, Inc., dated August 19, 1981, filed as part of a Secretary's Certificate of Filing dated December 21, 1999, and recorded under Instrument No. 201146269 and Clerk's File No. U153411 on December 30, 1999.

Bylaws of Braewood Estates, Inc., filed as part of a Secretary's Certificate of Filing dated December 21, 1999, and recorded under Instrument No. 201146269 and Clerk's File No. U153411 on December 30, 1999.

Payment Plan Policy, together with Payment Plan attached thereto, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025451 on January 19, 2012.

Records Retention Policy, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025452 on January 19, 2012.

Records Production and Copying Policy, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025453 on January 19, 2012.

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Guidelines for Solar Energy Devices, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025455 on January 19, 2012.

Guidelines for Display of Certain Religious Items, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025456 on January 19, 2012.

Guidelines for Rainwater Recovery Systems, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025457 on January 19, 2012.

Guidelines for Certain Roofing Materials, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025458 on January 19, 2012.

Guidelines for Display of Flags, dated, approved and adopted on December 27, 2011, and recorded under Instrument No. 20120025460 on January 19, 2012

5. **NAME, MAILING ADDRESS, TELEPHONE AND E-MAIL OF MANAGING AGENT FOR ASSOCIATION:**

c/o Chris Nochez
MASC Austin Properties, Inc.
945 Eldridge Road
Sugar Land, Texas 77478
Telephone -713.776.1771
Enochez@mascapi.com

6. **WEBSITE ADDRESS OF ASSOCIATION AND DEDICATORY DOCUMENTS:**

www.mascapi.com and www.braewoodestates.sites.townsq.io

7. **MAILING ADDRESS OF DESIGNATED REPRESENTATIVE:** Chris Nochez, c/o MASC Austin Properties, Inc. 945 Eldridge Road, Sugar Land, Texas 77478.


8. **FEES CHARGED RELATING TO PROPERTY TRANSFER [pursuant to TxPropCode Sec. 207.003(c)]:**

Transfer Fee - \$250.00
Refinance Fee - \$75.00
Resale Certificate Fee - \$375.00
Statement of Account - \$150.00
HOA Quote Fee - \$75.00

[execution on the following page]

EXECUTED this the 31st day of May, 2022.

BRAEWOOD ESTATES, INC.



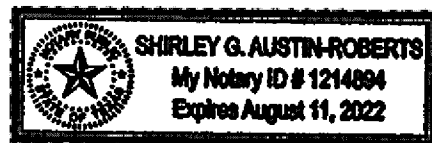
Angela Corneal, Managing Agent for Braewood Estates, Inc.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on this 31st day of May, 2022, by Angela Corneal, authorized agent and managing agent for Braewood Estates, Inc., a Texas non-profit corporation.



Notary Public in and for the State of Texas



AFTER RECORDING RETURN TO:

Lori E. Alderson, Esq.
1523 Avenue A
Katy, Texas 77493

RP-2024-56473
Pages 4
02/19/2024 03:22 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

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