RP-2022-43133
01/25/2022 ER $34.00

INVERNESS HOUSTON PROPERTY OWNERS ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Inverness Houston Property Owners 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: Inverness Estates, Sections One, Two, Three, Four, Five, Six, Seven, Eight and Nine.

Name of the Association: Inverness Houston Property Owners Association, Inc.

Recording Data for Association:

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

(a) Inverness Estates, Section One (1), recorded under Film Code No. 565095, along with any supplements or replats thereof;
(b) Inverness Estates, Section Two (2), recorded under Film Code No. 569215, along with any supplements or replats thereof;
(c) Inverness Estates, Section Three (3), recorded under Film Code No. 618087, along with any supplements or replats thereof;
(d) Inverness Estates, Section Four (4), recorded under Film Code No. 599150, along with any supplements or replats thereof;
(e) Inverness Estates, Section Five (5), recorded under Film Code No. 599152, along with any supplements or replats thereof;
(f) Inverness Estates, Section Six (6), recorded under Film Code No. 603162, along with any supplements or replats thereof;
(g) Inverness Estates, Section Seven (7), recorded under Film Code No. 630035, along with any supplements or replats thereof;
(h) Inverness Estates, Section Eight (8), recorded under Film Code No. 678213, along with any supplements or replats thereof;
(i) Inverness Estates, Section Nine (9), recorded under Film Code No. 668021, along with any supplements or replats thereof;
(j) Inverness Estates, Section Nine (9), Amending Plat No. 1, recorded under Film Code No. 675670, along with any supplements or replats thereof.

Recording Data for Restrictions:

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

(a) Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. Y217987, along with any amendments or supplements thereto;

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(b) Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. Y263192, along with any amendments or supplements thereto;
(c) Second Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. Y407329, along with any amendments or supplements thereto;
(d) Third Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. Y417189, along with any amendments or supplements thereto;
(e) Fourth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. Z372179, along with any amendments or supplements thereto;
(f) Fifth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. 20060024696, along with any amendments or supplements thereto;
(g) Sixth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. 20060024697, along with any amendments or supplements thereto;
(h) Seventh Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. 20070725335, along with any amendments or supplements thereto;
(i) Eighth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. 20100083772, along with any amendments or supplements thereto;
(j) Ninth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. 20100251285, along with any amendments or supplements thereto;
(k) Tenth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. 20110078069, along with any amendments or supplements thereto;
(l) Tenth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. 20140460092, along with any amendments or supplements thereto;
(m) Twelfth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. RP-2016-207980, along with any amendments or supplements thereto;
(n) Thirteenth Amendment to Declaration of Covenants, Conditions, Restrictions and Easements of Inverness Estates Section One (1) and Inverness Estates Section Two (2), under Harris County Clerk's File No. RP-2016-259911, along with any amendments or supplements thereto;
(o) By-Laws of Inverness Houston Property Owners Association, Inc., recorded under Clerk's File No. Y269312;
(p) Articles of Incorporation of Inverness Houston Property Owners Association, Inc., recorded under Clerk's File No. Y269312;
(q) Amendment to the Bylaws of Inverness Houston Property Owners Association, Inc., recorded under Clerk's File No. RP-2018-497880;
(r) Inverness Houston Property Owners Association, Inc. Payment Plan Policy, recorded under Clerk's File No. 20110540916;
(s) Inverness Houston Property Owners Association, Inc. Records Retention Policy, recorded under Clerk's File No. 20110540916;
(t) Inverness Houston Property Owners Association, Inc. Records Production Policy, recorded under Clerk's File No. 20110540916;

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(u) Inverness Houston Property Owners Association, Inc. Fees and Fines Policy, recorded under Clerk's File No. 20110540916;
(v) Inverness Houston Property Owners Association, Inc. Board Resolution Establishing a Fine Policy, recorded under Clerk's File No. RP-2018-459213.

Name and Mailing Address for Association
Inverness Houston Property Owners Association, Inc.
c/o Principal Management Group of Houston
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

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Name, Mailing Address, Telephone Number, and E-Mail Address of Person Managing the Association or its Designated Representative
Principal Management Group of Houston
c/o PMG Conveyance Department
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041
713-329-7100
webmaster@pmghouston.com

Website Address of the Association
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: $45.00
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 7th day of January, 2022

Inverness Houston Property Owners Association, Inc., acting by and through its managing agent, Principal Management Group of Houston

Surina Wright Vice President

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STATE OF TEXAS §
§ COUNTY OF
HARRIS §

This instrument was acknowledged before me on the 7th day of January, 2022 by Surina Wright Vice President with Principal Management Group of Houston, the managing agent for Inverness Houston Property Owners Association, Inc., a Texas nonprofit corporation, on behalf of such corporation.

KRISTEN WILBANKS
Notary ID #133188584
My Commission Expires
July 2, 2025

Notary Public, State of Texas

When recorded return to:
Principal Management Group of Houston

c/o Andrea Roberts
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

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Pages 6
01/25/2022 11:08 AM
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.

COUNTY CLERK
HARRIS COUNTY, TEXAS