RP-2021-497494
08/31/2021 ER $34.00

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR HERITAGE PARK VILLAGE HOMEOWNERS ASSOCIATION, INC.

STATE OF TEXAS §
§
COUNTY OF HARRIS §

The undersigned, being the President **HERITAGE PARK VILLAGE HOMEOWNERS ASSOCIATION, INC.** (hereinafter the "Association"), 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 the Association.

1. **Name of the Subdivision.** The names of the Subdivision(s) are:

   a. Heritage Park, Section Eight (8)
   b. Heritage Park, Section Eleven (11)
   c. Heritage Park, Section Twelve (12)
   d. Heritage Park, Section Thirteen (13)
   e. Heritage Park, Section Fourteen (14)
   f. Heritage Park, Section Fifteen (15)
   g. Heritage Park, Section Sixteen (16)
   h. Heritage Park, Section Seventeen (17)
   i. Heritage Park, Section Eighteen (18)
   j. Heritage Park, Section Nineteen (19)

2. **Name of the Association.** The name of the Association is HERITAGE PARK VILLAGE HOMEOWNERS ASSOCIATION, INC.

3. **Recording Data for the Subdivision.** The subdivision(s) of Heritage Park Village are recorded with Map and Plat Records of Harris County, Texas, as follows:

   a. Heritage Park, **Section Eight (8),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 326, page 73** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

   b. Heritage Park, **Section Eleven (11),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 326, page 74** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

   c. Heritage Park, **Section Twelve (12),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 332, page 145** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections

RP-2021-497494

or replats thereto);

d. Heritage Park, **Section Thirteen (13),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 343, page 127** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

e. Heritage Park, **Section Fourteen (14),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 345, page 55** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

f. Heritage Park, Section **Fifteen (15),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 346, page 50** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

g. Heritage Park, **Section Sixteen (16),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 347, page 067** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

h. Heritage Park, **Section Seventeen (17),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 351, page 146** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

i. Heritage Park, **Section Eighteen (18),** a subdivision in Harris County, Texas, according to the plat thereof recorded in **Volume 354, page 121** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

j. Heritage Park, **Section Nineteen (19),** a subdivision in Harris County, Texas, according to the plat thereof recorded at **Film Code No. 356114** of the Map Records of Harris County, Texas (and any subsequent amendments, supplements, additions, corrections or replats thereto);

4. **Recording Data for the Declaration(s).** The subdivisions of Heritage Park Village's declarations are recorded with the Real Property Records of Harris County, Texas, as follows:

a. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Eight (8),** recorded under **County Clerk's File No. J660749, Film Code No. 092-83-0815, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

RP-2021-497494

b. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Eleven (11)**, recorded under **County Clerk's File No. J660750, Film Code No. 092-83-0843, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

c. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Twelve (12)**, recorded under **County Clerk's File No. K817407, Film Code No. 063-75-0093, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

d. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Thirteen (13)**, recorded under **County Clerk's File No. M288383, Film Code No. 155-62-1039, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

e. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Fourteen (14)**, recorded under **County Clerk's File No. M546722, Film Code No. 171-65-1962, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

f. First **Amendment** to the Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Fourteen (14)**, recorded under **County Clerk's File No. M655856, Film Code No. 178-61-1817, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

g. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Fifteen (15)**, recorded under **County Clerk's File No. M817799, Film Code No. 187-80-0771, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

h. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Sixteen (16)**, recorded under **County Clerk's File No. N179657, Film Code No. 037-03-1229, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

i. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Seventeen (17)**, recorded under **County Clerk's File No. N589667, Film Code No. 018-43-1017, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

j. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Eighteen (18)**, recorded under **County Clerk's File No. N986243, Film Code No. 115-48-3992, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

RP-2021-497494

k. First **Amendment** to the Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Eighteen (18)**, recorded under **County Clerk's File No. P173067, Film Code No. 125-45-3818, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

l. Declaration of Covenants, Conditions and Restrictions for Heritage Park, **Section Nineteen (19),** recorded under **County Clerk's File No. P341965, Film Code No. 165-45-3783, et. seq.,** of the Official Public Records of Real Property of Harris County, Texas.

5. **Association Information:**
The contact information for the association is as follows:
HERITAGE PARK VILLAGE HOMEOWNERS ASSOCIATION, INC.
c/o Houston Community Management Services
17049 El Camino Real, Suite 100
Houston, Texas 77058
Telephone number (832) 864-1200
Facsimile number (281) 218-6973

6. **Designated Representative Information:**
The contact information for the person or entity managing the association is as follows:
Houston Community Management Services
c/o Kathryn Bennett
17049 El Camino Real, Suite 100
Houston, Texas 77058
Telephone number (832) 864-1200
Facsimile number (281) 218-6973
Email address: KBennett@houcomm.com

7. **Fees Related to Property Transfer:**
Resale Certificate: $340
Resale Certificate Update: $75
Transfer Fee/Legacy Account Closure Fee: $220
Refinance Statement of Account: $75
New account setup fee establishing new owner's account in the HOA's records: $45
Expedite Fee for Resale Certificate prior to 10 business day delivery obligation:
$175 for 1 day expedite, $125 for 3 day expedite.

8. **Association Website:**
https://www.townsq.io/

9. **Other Optional Information:**
Management Company Website:
https://associaonline.com

RP-2021-497494

Executed this the 30th day of August, 2021.

HERITAGE PARK VILLAGE HOMEOWNERS ASSOCIATION, INC.

By: _____
Signature (President)

Ryan A. Nickell
Print Name (President)

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

BEFORE ME, the undersigned notary public, on this the 30 day of August, 2021, personally appeared Ryan A. Nickell, President of **HERITAGE PARK VILLAGE HOMEOWNERS ASSOCIATION, INC.**, known to me to be the person whose name is subscribed to the foregoing instrument, and **acknowledged** to me that he/she executed the same for the purpose and in the capacity therein expressed.

MELANIE CRAFT
Notary Public, State of Texas
Comm. Expires 05-03-2025
Notary ID 130867034

NOTARY PUBLIC IN AND FOR
THE STATE OF TEXAS

Disclaimer**: Please note, this certificate only contains information as required under Tex. Prop. Code §209.004 and **may not contain all of the recorded dedicatory instruments for the Association. Prospective purchasers are encouraged to independently examine the Declaration, By-Laws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.

RP-2021-497494

RP-2021-497494

Pages 6

08/31/2021 01:49 PM

e-Filed & e-Recorded in the

Official Public Records of

HARRIS COUNTY

TENESHIA HUDSPETH

COUNTY CLERK

Fees $34.00

RP-2021-497494

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