

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
HOMEOWNERS ASSOCIATION OF FAIRWAY FARMS, INC.**

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

HOMEOWNERS ASSOCIATION OF FAIRWAY FARMS, INC., a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Management Certificates, as follows:

- (1) the name of the Subdivision is Fairway Farms;
- (2) the name of the Association is Homeowners Association of Fairway Farms, Inc.;
- (3) the subdivision is recorded in the Plat Records of Harris County, Texas, as follows:
 - (a) Fairway Farms, Section One, under Clerk's File No. 20150543355;
 - (b) Fairway Farms, Section One Replat, under Clerk's File No. RP-2017-90683;
 - (c) Fairway Farms, Section Two, under Clerk's File No. RP-2021-201442;
 - (d) Fairway Farms, Section Two Plat Amendment, under Clerk's File No. RP-2021-458853;
- (4) the Declarations and any amendments thereto, are recorded in the Real Property Records of Harris County, Texas, as follows:
 - (a) Declaration of Covenants, Conditions and Restrictions for Fairway Farms, under Clerk's File No. RP-2017-92349;
 - (b) Amended and Restated Declaration of Covenants, Conditions and Restrictions for Fairway Farms, under Clerk's File No. RP-2017-289141;
 - (c) Supplemental Declaration to Amended and Restated Declaration of Covenants, Conditions and Restrictions for Fairway Farms, under Clerk's File No. RP-2021-203821;
- (5) the name and mailing address of the Association is:
 - (a) Homeowners Association of Fairway Farms, Inc. c/o Sterling Association Services, P.O. Box 38113, Houston, Texas 77238;
- (6) the name, mailing address, telephone number, and email address of the Association's Designated Representative is:

- (a) Sterling Association Services, Inc. P.O. Box 38113, Houston, Texas 77238;
- (b) (832) 678-4500;
- (c) servicedesk@sterlingasi.com;

(7) The Association's website address is:

<https://sterlingasi.com/>

(8) The following fees are charged by the Association relating to a property transfer in the Subdivision:

- (a) Transfer Fee - \$220.00;
- (b) Refinance Fee - \$50.00;
- (c) Resale Certificate - \$125.00;
- (d) 24 Hour Expedited Fee - \$50.00;

(9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

[SIGNATURE BLOCK FOLLOWS]

SIGNED THIS 7th DAY OF September, 2021.

By Gina Keller, on behalf of
Sterling Association Services, Inc., Managing Agent for
Homeowners Association of Fairway Farms, Inc.

Gina Keller
Print Name

STATE OF TEXAS

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COUNTY OF HARRIS

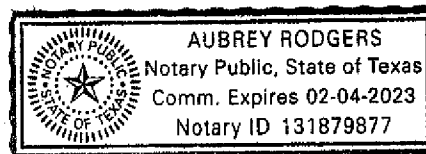
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BEFORE ME, the undersigned authority, on this day personally appeared Gina Keller, of Sterling Association Services, Inc., Managing Agent for Homeowners Association of Fairway Farms, Inc., and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this the 7th day of September, 2021.

[Signature]
Notary Public, State of Texas

E-RECORDED BY:
HOLT & YOUNG, P.C.
9821 Katy Freeway, Ste. 350
Houston, Texas 77024



RP-2021-523524
Pages 4
09/13/2021 04:42 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$26.00

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

RP-2021-523524