RP-2022-43703
01/25/2022 ER $26.00

THE SETTLEMENT AT CYPRESS CREEK COMMUNITY ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **The Settlement at Cypress Creek Community 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: Settlement at Cypress Creek;
Reserve at Cypress Creek;
Reserve at Cypress Creek, Section Two (2);
Reserve at Cypress Creek, Section Three (3).

Name of the Association: The Settlement at Cypress Creek Community Association, Inc.

Recording Data for Association:

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

(a) The Reserve at Cypress Creek, recorded under Volume 516, Page 249, along with any supplements or replats thereof;
(b) Reserve at Cypress Creek, Section Two (2), recorded under Volume 509, Page 030, along with any supplements or replats thereof;
(c) Reserve at Cypress Creek, Section Three (3), recorded under Volume 588, Page 006, along with any supplements or replats thereof.

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Recording Data for Restrictions:

The Declarations for the Association are recorded in the Official Public Records of Harris County, Texas, along with any amendments or supplements thereto, as follows:

(a) Declaration of Covenants, Conditions and Restrictions for The Reserve at Cypress Creek, Sec. 2 Commonly Known as The Settlement at Cypress Creek, under Harris County Clerk's File No. Y108034, along with any amendments or supplements thereto;
(b) First Amendment to the Declaration of Covenants, Conditions and Restrictions for The Reserve at Cypress Creek, Sec. 2 Commonly Known as The Settlement at Cypress Creek, under Clerk's File No. Y310617, along with any amendments or supplements thereto;
(c) Supplemental Amendment to the Declaration of Covenants, Conditions and Restrictions for The Reserve at Cypress Creek, Section 3 Commonly Known as The Settlement at Cypress Creek, under Clerk's File No. Z079122, along with any amendments or supplements thereto;
(d) By-Laws of The Settlement at Cypress Creek Community Association, Inc. under Clerk's File No. Y174050;
(e) Amendment to the By-Laws of The Settlement at Cypress Creek Community Association, Inc. under Clerk's File No. RP-2016-64274;
(f) Settlement at Cypress Creek Community Association Resolution Regarding Covenants Compliance Inspection, under Clerk's File No. 20090380148;
(g) Settlement at Cypress Creek Community Association, Inc. Payment Plan Policy, under Clerk's File No. 20120012423;
(h) Settlement at Cypress Creek Community Association, Inc. Regulation of Solar Panels, Roof Shingles, Flags, Flag Poles, Religious Items and Rain Barrel, under Clerk's File No. 20120012424;
(i) Settlement at Cypress Creek Community Association, Inc. Records Retention Policy, under Clerk's File No. 20120012425;

(j) Settlement at Cypress Creek Community Association, Inc. Books and Records Production Policy, under Clerk's File No. 20120012426.

Name and Mailing Address for Association
The Settlement at Cypress Creek Community Association, Inc.
c/o Principal Management Group of Houston
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

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 11th day of January, 2022

The Settlement at Cypress Creek Community Association, Inc., acting by and through its managing agent, Principal Management Group of Houston

Surina Wright Vice President

RP-2022-43703

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 The Settlement at Cypress Creek Community Association, Inc., a Texas nonprofit corporation, on behalf of such corporation.



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 4
01/25/2022 01:08 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.

COUNTY CLERK
HARRIS COUNTY, TEXAS