



PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by Avalon at Pine Mill Community Association, Inc., a Texas non-profit corporation, (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:

<u>Document and Name of Subdivision</u>	<u>Recording Data for Document</u>	<u>Recording Data for Subdivision</u>
Declaration of Covenants, Conditions and Restrictions for Avalon at Pine Mill	Fort Bend County Clerk's File No. 2012119936	Plat No. 2012102879, Plat Records, Fort Bend County, Texas; and as stated in said Declaration
Supplemental Declaration to Declaration of Covenants, Conditions and Restrictions for Avalon at Pine Mill (Section 2)	Fort Bend County Clerk's File No. 2013097804	Plat No. 20130145, Plat Records, Fort Bend County, Texas; and as stated in said Supplemental Declaration
Amendment to Declaration of Covenants, Conditions and Restrictions for Avalon at Pine Mill	Fort Bend County Clerk's File No. 2013097805	As stated in said Amendment
Bylaws	Fort Bend County Clerk's File No. 2012119935	As stated in said Declarations
Certificate of Formation	Fort Bend County Clerk's File No. 2013066465	As stated in said Declarations
Architectural Guidelines; E-mail Registration Policy; Membership Voting Policy; Payment Plan Policy; Records Retention Policy; Collection Policy; Violation Resolution; Records Inspection Policy	Fort Bend County Clerk's File No. 2013102572	As stated in said Declarations
Lake Rules & Regulations	Fort Bend County Clerk's File No. 2013118457	As stated in said Declarations
Billing Policy and Payment Plan Guidelines	Fort Bend County Clerk's File No. 2017094492	As stated in said Declarations

Agreement Concerning Use of Recreational Facilities	Fort Bend County Clerk's File No. 2017119802 & 2017138642	As stated in said Declarations
Billing Policy and Payment Plan Guidelines	Fort Bend County Clerk's File No. 2018082430	As stated in said Declarations
Parking and Towing Policy; Rules and Regulations concerning the Prohibition of Short-Term Leases and Rentals	Fort Bend County Clerk's File No. 2019037821	As stated in said Declarations
Swimming Pool Enclosure Guidelines; Religious Item Display Guidelines; Bid Solicitation Process	Fort Bend County Clerk's File No. 2021189921	As stated in said Declarations

Name and Mailing Address for Association

Avalon at Pine Mill Community Association, Inc.
c/o RealManage
P.O. Box 803555
Dallas, Texas 75380

Name and Mailing Address of Person Managing the Association or its Designated Representative

RealManage
P.O. Box 803555
Dallas, Texas 75380

Telephone Number to contact the Association

(866) 473-2573

Email Address to contact the Association

AVAPINEM@ciramail.com

Association Website

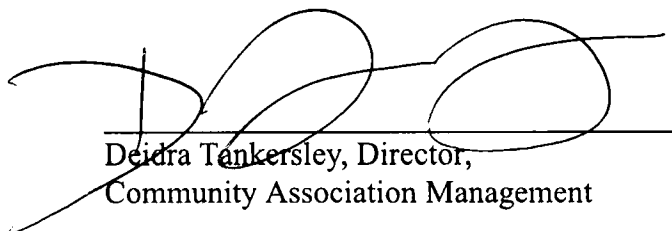
www.realmanage.com

Transfer of Title Fees

Conveyance Processing Fee:	\$325.00
Refinance Fee:	\$250.00
Resale Certificate Fulfillment Fee:	\$375.00
Closing Document Rush Fee:	\$200.00
Conveyance Fee Surcharge for Delinquent Accounts:	\$195.00
Request Update Fee:	\$90.00

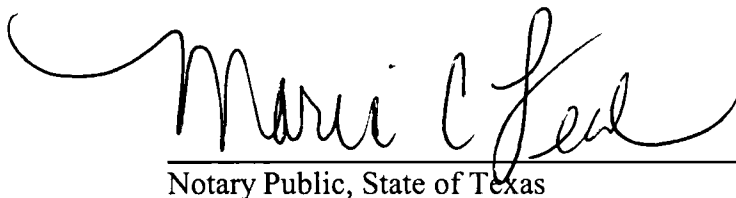
Executed on this the 12 day of September, 2023.

Avalon at Pine Mill Community Association,
Inc., a Texas non-profit corporation, acting by
and through its managing agent, RealManage


Deidra Tankersley, Director,
Community Association Management

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 12 day of September, 2023, by Deidra Tankersley, Director, Community Association Management with RealManage, the managing agent for Avalon at Pine Mill Community Association, Inc., a Texas non-profit corporation, on behalf of said entity.


Notary Public, State of Texas

When recorded return to:
Hoover Slovacek LLP
Galleria Tower II
5051 Westheimer Rd., Suite 1200
Houston, Texas 77056

