

MANAGEMENT CERTIFICATE

This Management Certificate is being recorded by the AMBROSE COMMUNITY ASSOCIATION (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code, with regard to the following subdivision:

<u>Document</u>	<u>Recording Data for Document</u>	<u>Recording Data for Subdivision</u>
Declaration of Covenants, Conditions and Restrictions for Ambrose	Galveston County Clerk's File No. 2021041934	As shown in the Declaration, as supplemented
Instrument to Record Dedictory Instruments Certificate Formation Bylaws	Galveston County Clerk's File No. 2022006120	As shown in the Declaration, as supplemented
Community Policy Manual containing: Collection/Payment Plan Policy Records Production/Copying Policy Document Retention Policy Solar Energy Devices Policy Shingles Criteria Policy 209 (Violations) Hearing Policy Flag Display Policy Standby Electric Generator Policy Rainwater Harvesting System Policy Swimming Pool Enclosures Policy Religious Display Policy Security Measures Policy Statutory Notice of Posting and Recordation Of Association Governance Documents Email Registration Policy	Galveston County Clerk's File No. 2021087487	As shown in the Declaration, as supplemented

The Association may currently be contacted as follows:

Name and Mailing Address for Association

c/o of its managing agent,
King Property Management
Attn: Eddie Parise
720 Post Oak Suite 300
Houston, TX 77024

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

Eddie Parise
King Property Management
720 Post Oak Suite 300
Houston, TX 77024
Email: KPM@kpmtx.com

Telephone Number to contact the Association

(713) 956-1996

Email Address to contact the Association

KPM@kpmtx.com

Association Website

<https://www.kpmtx.com>

Additional association documents are available through the Association's website(s) listed above.

Transfer of Title Fees

Capitalization Fee	\$275.00
Transfer Fee:	\$200.00
Resale Certificate Fee:	\$150.00
Annual Assessment:	\$550.00

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 before 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 identifying and contacting the Association.

The information set forth in this Management Certificate may be amended by the recordation of an Amended Management Certificate.

Executed on this the 8 day of February, 2022.

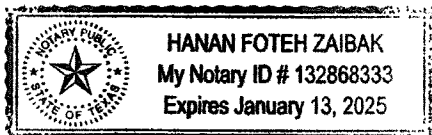
AMBROSE COMMUNITY ASSOCIATION

By: Arturo Gonzalez
Name: Arturo Gonzalez
Title: President

STATE OF TEXAS '

COUNTY OF HARRIS '

This instrument was acknowledged before me on the 8th day of February, 2022, by Arturo Gonzalez, the President of Ambrose Community Association, a Texas nonprofit corporation, on behalf of such corporation.



Hanan Foteh Zaibak
Notary Public, State of Texas

FILED AND RECORDED

Instrument Number: 2022009960

Recording Fee: 34.00

Number Of Pages: 4

Filing and Recording Date: 02/14/2022 11:13AM

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Galveston County, Texas.



A handwritten signature in black ink, reading "Dwight D. Sullivan". The signature is fluid and cursive, with a horizontal line drawn underneath it.

Dwight D. Sullivan, County Clerk
Galveston County, Texas

NOTICE: It is a crime to intentionally or knowingly file a fraudulent court record or instrument with the clerk.

DO NOT DESTROY - *Warning, this document is part of the Official Public Record.*