

THE VILLAS AT POINTE WEST CONDOMINIUM ASSOCIATION, INC MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by The Villas at Pointe West Condominium 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 Subdivision: The Villas at Pointe West Condominium Association, INC

Name of the Association: The Villas at Pointe West Condominium Association, INC

Recording Data for Association:

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

Certificate, Doc. #2015077393

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Galveston County, Texas, as follows:

- (a) Condominium Association Management Certificate, under Galveston County Clerk's File No. 2015077393, along with any amendments or supplements thereto;
- (b) Second Supplemental Certificate And Memorandum Of Recording Of Dedicatory Instruments, under Galveston County Clerk's File No. 2014073627, along with any amendments or supplements thereto;
- (c) Condominium Association Management Certificate, under Galveston County Clerk's File No. 2014002786, along with any amendments or supplements thereto;
- (d) First Amended Resolution Of The Board Of Directors Of The Villas At Pointe West Condominium Association, Inc. Regarding The Collection And Payment Of Assessments And Other Charges And Fees, under Galveston County Clerk's File No. 2014002786, along with any amendments or supplements thereto;
- (e) Resolution Of The Board Of Directors Of The Villas At Pointe West Condominium Association, Inc. Regarding The Inspection And Copying Of Books And Records, under Galveston County Clerk's File No. 2011064358, along with any amendments or supplements thereto;
- (f) Utility Shut-Off Policy, under Galveston County Clerk's File No. 2011020745, along with any amendments or supplements thereto;
- (g) Condominium Association Management Certificate, under Galveston County Clerk's File No. 2010005563, along with any amendments or supplements thereto;

- (h) Condominium Association Management Certificate, under Galveston County Clerk's File No. 2009021425, along with any amendments or supplements thereto;
- (i) Fourth Amendment And Supplement To Declaration Of Condominium, under Galveston County Clerk's File No. 2007008742, along with any amendments or supplements thereto;
- (j) Third Amendment And Supplement To Declaration Of Condominium, under Galveston County Clerk's File No. 2007004020, along with any amendments or supplements thereto;
- (k) Easement And Memorandum Of Agreement, under Galveston County Clerk's File No. 2006034760, along with any amendments or supplements thereto;
- (l) Condominium Association Management Certificate, under Galveston County Clerk's File No. 2006017220, along with any amendments or supplements thereto;
- (m) By-Laws, under Galveston County Clerk's File No. 2005075908, along with any amendments or supplements thereto;
- (n) Supplemental Declaration Of Covenants, Conditions, And Restrictions, under Galveston County Clerk's File No. 2005075905, along with any amendments or supplements thereto;
- (o) Resolution Authorizing President to Sell Real Estate, under Galveston County Clerk's File No. 2019055723, along with any amendments or supplements thereto;
- (p) Second Supplemental Certificate and Memorandum of Recording a dedicatory Instruments, under Galveston County Clerk's File No. 2012011151, along with any amendments or supplements thereto;

Name and Mailing Address of the Association

The Villas at Pointe West Condominium Association, INC
c/o Houston Community Management
18333 Egret Bay Blvd
Houston, Texas 77058

Name, Mailing Address, Telephone Number, and Email Address of Person Managing the Association or its Designated Representative

Houston Community Management
18333 Egret Bay Blvd #305
Houston, TX 77058
832-864-1200
customerservice@houcomm.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: \$75.00

Resale Certificate: Starting \$645.00

Resale Certificate Update: Starting \$72.00

Legacy Account Closure Fee: \$220.00

Refinance Statement of Account: Starting \$75.00

Transfer Fee: None Noted

Working Capitalization Fees: None Noted

Expedite Fee for Resale Certificate prior to 10 business day deliver obligation: \$175.00 for 1 day and \$125.00 for 3 day.

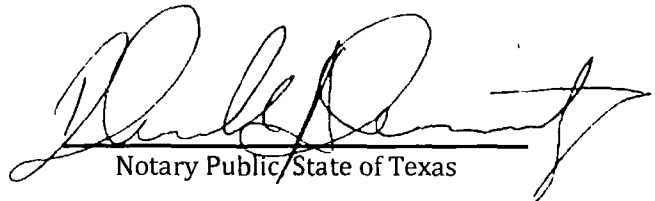
Executed on this the 7 day of may 2025.

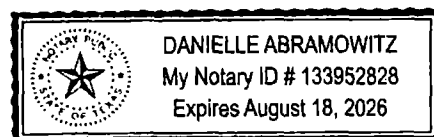
The Villas at Pointe West
Condominium Association, INC acting
by and through its managing agent,
Houston Community Management of
Houston Texas


Rebecca Full, Branch President

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 7 day of may, 2025 by Rebecca Full , Branch President with Houston Community Management, the managing agent for The Villas at Pointe West Condominium Association, INC a Texas nonprofit corporation, on behalf of such corporation.


Notary Public/State of Texas



When recorded return to:
Houston Community Management
18333 Egret Bay Blvd #305
Houston, TX 77058

FILED AND RECORDED

Instrument Number: 2025027311

Recording Fee: 37.00

Number Of Pages: 5

Filing and Recording Date: 06/12/2025 9:53AM

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 the first and last names being more prominent.

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.*