

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE**
for
VILLA OF AFTON OAKS COMMUNITY ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

The undersigned, being the Managing Agent of Villa of Afton Oaks Community Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas ("**Association**"), submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any Management Certificate previously filed by the Association:

1. Name of Subdivision: The name of the subdivision is commonly known as Villa of Afton Oaks.
2. Name of Association: The name of the Association is Villa of Afton Oaks Community Association, Inc.
3. Recording Data for the Subdivision:

Lots One (1) and Two (2), in Block Two (2), of Post Oak Acres, a subdivision in Harris County, Texas, according to the map or plat thereof recorded in Volume 998, Page 631, of the Deed Records of Harris County, Texas.

4. Recording Data for the Declaration:

a. Document:

1. Declaration of Covenants, Conditions, and Restrictions for Villa of Afton Oaks Community Association, Inc.; and
2. Amendment to Declaration of Covenants, Conditions, and Restrictions for Villa of Afton Oaks Community Association, Inc.

b. Recording Information:

1. Harris County Clerk's File No. R512519; and
2. Harris County Clerk's File No. S543956, respectively.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Villa of Afton Oaks Community Association, Inc. c/o ERN Realty Management, Inc. 5850 San Felipe St., Suite 500, Houston, Texas 77057.

6. The Contact Information for the Association's Designated Representative: The name and mailing address of the designated representative of the Association is ERN Realty Management, Inc. 5850 San Felipe St., Suite 500, Houston, Texas 77057, 713-667-5519, myassociationmanagement@gmail.com.
7. The Association's Dedicatory Instruments are Available to Members Online at: <https://villasofaftonoaks.com>
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate	\$375.00
Updated Resale Certificate	n/a
Transfer Fee	\$350.00
Refinance Fee	\$250.00
Expedite Fee	n/a
Questionnaire Fee	\$50.00 per page
Sixty (60) Day Letter Execution Fee	\$150.00

Executed on this 18 day of August, 2021.

**VILLA OF AFTON OAKS HOMEOWNERS
ASSOCIATION, INC.**

By: ERN Realty Management, Inc.
Managing Agent



By: _____
Elizabeth Nemeth, Designated Representative

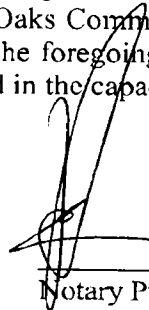
This Management Certificate does not purport to identify every publicly recorded document affecting the subdivision or to report all information pertinent to the subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

THE STATE OF TEXAS §

COUNTY OF HARRIS §

BEFORE ME, the undersigned notary public, on this 18th day of August, 2021 personally appeared Elizabeth Nemeth, Designated Representative of ERN Realty Management, Inc., Managing Agent of Villa of Afton Oaks Community Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.





Notary Public in and for the State of Texas

Return to:
Rick S. Butler
ROBERTS MARKEL WEINBERG BUTLER HAILEY, PC
2800 Post Oak Blvd., Suite 5777
Houston, Texas 77056

RP-2021-472729
Pages 4
08/19/2021 11:15 AM
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-2021-472729