

**MANAGEMENT CERTIFICATE**  
*for*  
**FOUNDERS POINT HOMEOWNERS ASSOCIATION**

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THE STATE OF TEXAS     §  
                                     §  
COUNTY OF HARRIS     §

Pursuant to Section 209.004 of the Texas Property Code, the undersigned director of Founders Point Homeowners Association, an unincorporated non-profit association organized and existing under the laws of the State of Texas, states as follows:

1.     Name of Subdivision: Hardcastle Townhomes
2.     Name of Association: Founders Point Homeowners Association
3.     Recording Data for the Subdivision: Hardcastle Townhomes, an addition in Harris County, Texas, according to the map or plat thereof filed under Clerk's File No. 20070441933 in the Real Property Records of Harris County, Texas; and Clerk's Film Code No. 614004 in the Map Records of Harris County, Texas.
4.     Recording Data for the Declaration: The Subdivision is subject to the following:
  - (a)     Declaration of Covenants, Conditions and Restrictions for Founders Point Homeowners Association, recorded under Clerk's File No. 20090181250/ Film Code No. RP-064-40-1848 in the Real Property Records of Harris County, Texas;
  - (b)     First Amendment to the Declaration of Covenants, Conditions, Restrictions and Easements for Founders Point Homeowners Association, recorded under Clerk's File No. RP-2023-408933 in the Real Property Records of Harris County, Texas;
  - (c)     Second Amendment to the Declaration for Founders Point Homeowners Association, a Texas Unincorporated Non-Profit, recorded under Clerk's File No. RP-2018-86373 in the Real Property Records of Harris County, Texas;
  - (d)     Association Documents Inspection and Copying Policy, recorded under Clerk's File No. 20120432437/ Film Code No. ER-036-56-1840 in the Real Property Records of Harris County, Texas; and

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(e) Any other policies and procedures of the Association also of record in the Real Property Records of Harris County, Texas.

5. Name and Mailing Address for the Association: The mailing address for the Association:

Founders Point Homeowners Association  
c/o Houston HOA Management, LLC  
5850 San Felipe Street, Suite 500  
Houston, Texas 77057

6. Name and Mailing Address of the Person Managing the Association or the Association's Designated Representative: The Association's Designated Representative is:

Houston HOA Management, LLC  
5850 San Felipe Street, Suite 500  
Houston, Texas 77057  
(832) 598-1462

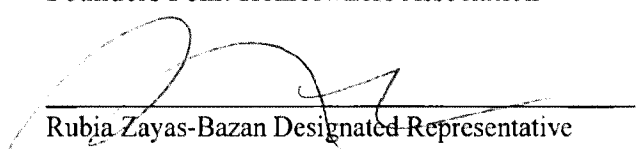
7. Website Address. Ww.houstonhoa.net

8. The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivisions.

Resale Certificate: \$350.00  
Resale Certificate Updates: \$75.00  
Statement of Account: \$50.00  
Transfer Fee: \$195.00

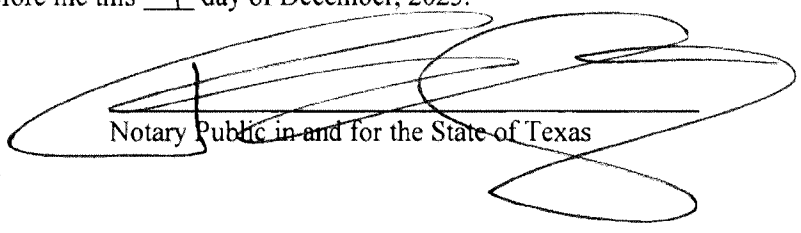
Executed on this 14 day of December 2023.

**Founders Point Homeowners Association**

  
Rubia Zayas-Bazan Designated Representative

SIGNED AND SWORN before me this 14 day of December, 2023.



  
Notary Public in and for the State of Texas

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# Pages 3  
12/14/2023 01:03 PM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$22.00

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

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