

MANAGEMENT CERTIFICATE
OF
MESA VISTA COMMUNITY ASSOCIATION, INC.

The undersigned, being an officer of Mesa Vista Community Association, Inc., a Texas nonprofit corporation (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Mesa Vista.
2. The name of the Association: Mesa Vista Community Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property located in Harris County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for Mesa Vista, recorded under Document No. RP-2025-140381 in the Official Public Records of Harris County, Texas, as the same may be amended from time to time (the "Declaration").
4. The recording data for the Declaration and any amendments thereto: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Mesa Vista Community Association, Inc., c/o Southern Property Management Group, 2120 16th Ave. S., Suite 202, Birmingham, AL 35205.
6. The name, mailing address, telephone number, and email address of the person managing the Association: Mesa Vista Community Association, Inc., c/o Southern Property Management Group, 2120 16th Ave. S., Suite 202, Birmingham, AL 35205, Attn: Judy Reagan.

Name:	Mesa Vista Community Association, Inc., c/o Southern Property Management Group
Mailing Address:	2120 16 th Ave. S., Suite 202 Birmingham, AL 35205
Attn:	Judy Reagan
Telephone Number:	205-568-2533
Email Address:	judy@southernpmg.com

7. Website to access the Association's dedicatory instruments:
<https://southernpmg.com>
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:


Working Capital Assessment - \$200.00

Transfer Fee - \$275.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.


[SIGNATURE PAGE FOLLOWS]

RP-2025-142462

By: 
Name: RANDALL M. HSU
Title: DIRECTOR

www

This instrument was acknowledged before me on the 20th day of March, 2025, by Randal Hall, the Director of Mesa Vista Community Association, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

 **JOCELYN TYER**
Notary Public, State Of Texas
Comm. Exp. 09-13-2026
Notary ID# 13395897-5

Notary Public Signature

Mark D. Grobmyer, Esq.
Winstead PC
600 W. 5th Street, Suite 900
Austin, Texas 78701
Email: mgrobmyer@winstead.com

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Mesa Vista, recorded under Document No. RP-2025-140381 in the Official Public Records of Harris County, Texas, as the same may be amended from time to time.
2. Mesa Vista Community Manual, recorded under Document No. RP-2025-142050 in the Official Public Records of Harris County, Texas, as the same may be amended and supplemented from time to time.
3. Mesa Vista Adoption of Working Capital Assessment, recorded under Document No. RP-2025-141350 in the Official Public Records of Harris County, Texas.
4. Mesa Vista Design Guidelines, recorded under Document No. RP-2025-142081 in the Official Public Records of Harris County, Texas.

RP-2025-142462
Pages 5
04/17/2025 12:40 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$37.00

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-2025-142462