

PROPERTY OWNERS' ASSOCIATION  
MANAGEMENT CERTIFICATE  
*for*  
PARK AT SHADYVILLA HOMEOWNERS ASSOCIATION, INC.

THE STATE OF TEXAS       §  
  §  
COUNTY OF HARRIS       §

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

1. Name of Subdivision: The name of the subdivision is Park at Shadyvilla.
2. Name of Association: The name of the Association is Park at Shadyvilla Homeowners Association, Inc.
3. Recording Data for the Subdivision:
  - a. Park at Shadyvilla, a subdivision in Harris County, Texas according to the map or plat thereof recorded under Film Code No. 503145 of the Map Records of Harris County, Texas and all amendments to or replats of said maps or plats, if any.
4. Recording Data for the Declaration:\*
  - a. Documents:
    - (1) Declaration of Covenants, Conditions and Restrictions for Park at Shadyvilla Homeowners Association, Inc.
  - b. Recording Information:
    - (1) Harris County Clerk's File No. W154809.
5. Name and Mailing Address of the Association: The name and mailing address of the Association is Park at Shadyvilla Homeowners Association, Inc. c/o Principal Management Group of Houston, 11000 Corporate Centre, Suite 150, Houston, Texas 77041.
6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: PMG Conveyance Department, Principal Management Group of Houston. Address: 11000 Corporate

Centre, Suite 150, Houston, Texas 77041. Phone No.: 713.329.7100. Email Address: webmaster@pmghouston.com.

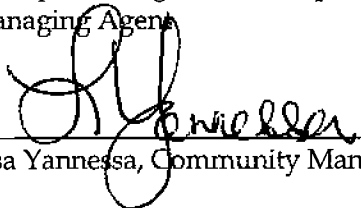
7. The Association's Dedicatory Instruments are Available to Members Online at: www.townsq.io.
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
New Account Set Up Fee	\$ 45.00
Resale Certificate Fee	\$ 340.00
Resale Certificate Update Fee	\$ 75.00
Legacy Account Closure Fee	\$ 220.00
Refinance Statement of Account	\$ 75.00
Expedite Fee for Resale Certificate prior to 10 business day delivery obligation	\$175.00 1 day expedite; \$125.00 3 day expedite

Executed on this 10 day of September, 2021.

**PARK AT SHADYVILLA HOMEOWNERS  
ASSOCIATION, INC.**

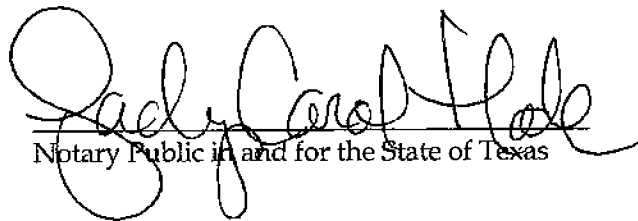
By: Principal Management Group of Houston,  
Managing Agent

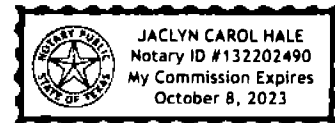
  
\_\_\_\_\_  
Lisa Yannesssa, Community Manager

\*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of 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 9 day of Sept 2021 personally appeared Lisa Yannessa, Community Manager for Principal Management Group of Houston, Managing Agent for Park at Shadyvilla Homeowners 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



RP-2021-520703

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# Pages 4  
09/10/2021 02:13 PM  
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