

**THE PARK AT INDEPENDENCE BEND HOMEOWNERS ASSOCIATION, INC
MANAGEMENT CERTIFICATE**

This Property Owners' Association Management Certificate is being recorded by The Park at Independence Bend Homeowners 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 Park at Independence Bend Homeowners Association, INC

Name of the Association: The Park at Independence Bend Homeowners Association, INC

Recording Data for Association:

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

Vol. 586, Page 229, Amending Plat Vol 592, Page 6, File No. Y0826814, Vol. 601, Page 193, File No. Z0396406

Recording Data for Restrictions:

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

- (a) Management Certificate, under Harris County Clerk's File No. RP-2020-126205, along with any amendments or supplements thereto;
- (b) Payment Plan Policy, under Harris County Clerk's File No. 20140452752, along with any amendments or supplements thereto;
- (c) Second Amendment To The Park At Independence Bend Homeowners Association, Inc. Architectural Control Guidelines, under Harris County Clerk's File No. 20140302840, along with any amendments or supplements thereto;
- (d) Management Certificate, under Harris County Clerk's File No. 20130617966, along with any amendments or supplements thereto;
- (e) Amendment Of Right Of Way Agreement, under Harris County Clerk's File No. 20120086632, along with any amendments or supplements thereto;
- (f) First Amendment To The Park At Independence Bend Homeowners Association, Inc. Architectural Control Guidelines, under Harris County Clerk's File No. 20140302840, along with any amendments or supplements thereto;
- (g) Declaration Of Covenants, Conditions, And Restrictions, under Harris County Clerk's File No. Y783355, along with any amendments or supplements thereto;

- (h) Rules, Regulations, And Policies Regarding Collections And Fines, under Harris County Clerk's File No. 20150105120, along with any amendments or supplements thereto;
- (i) First Supplement To Declaration Of Covenants, Conditions, And Restrictions, under Harris County Clerk's File No. 20060127841, along with any amendments or supplements thereto;

Name and Mailing Address of the Association

The Park at Independence Bend Homeowners 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 \$370.00
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 1 day of may 2025.

The Park at Independence Bend
Homeowners Association, INC acting
by and through its managing agent,
Houston Community Management of
Houston Texas



Rebecca Full, Branch President

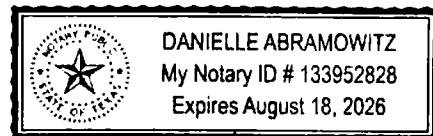
STATE OF TEXAS §
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COUNTY OF HARRIS §

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 Park at Independence Bend Homeowners 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



RP-2025-225409
Pages 4
06/12/2025 10:24 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$33.00

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-2025-225409