

**MANAGEMENT CERTIFICATE for**  
**SUGAR PINE HOA, INC.**

Pursuant to Section 209.004 of the Texas Property Code, the Sugar Pine HOA, Inc. (the "Association") hereby files the following Management Certificate.

**1. Name of the Subdivision:**

SUGAR PINE SQUARE R/P

**2. Name of the Property Owners Association:**

Sugar Pine HOA, Inc.

**3. Recording Data for the Subdivision:**

Sugar Pine HOA, Inc. a subdivision in Harris County, Texas, according to the map or plat thereof recorded under Clerk's File Code 20110335981 and Film Code 642066 of the Map Records of Harris County, Texas

**4. Recording Data for the Declaration:**

Amendment to Declaration of Covenants, Conditions and Restrictions for Sugar Pine HOA, Inc. recorded under Clerk's File No. RP-2016-486543 of the Real Property Records of Harris County, Texas.

Declaration of Covenants, Conditions and Restrictions for Sugar Pine HOA, Inc. recorded under Clerk's File Code RP-2016-205596 of the Real Property Records of Harris County, Texas

**5. Name and Mailing Address of the Association:**

Sugar Pine HOA, Inc.  
c/o APC Property Management  
7676 Hillmont Street, Suite 200  
Houston, Texas 77040

**6. Name & Mailing Address of Designated Representative for the Association:**

APC Property Management  
Managing Agent for the Association  
7676 Hillmont Street, Suite 200  
Houston, Texas 77040  
(713) 402-9056 telephone  
Accounting@APCmgmt.com

7. Internet Website Address for accessing Association's Dedicatory Instruments:

WWW.APCmgmt.com

8. Fees Charged by the Association Relating to a Property Transfer in the Subdivision:

Resale certificate	\$ 200.00
Updated Resale Certificate	\$ 100.00
Certified Statement of Account (Transfer Fee)	\$ 200.00
Homeowner Statement Fee	\$ 50.00
Mortgage Questionnaires	\$ 50.00 - 100.00
Future year's assessments collected on closing which happens in previous year October through December	\$ varies

Disclaimer: This management certificate does not purport to include every piece of recorded information about the Association nor does state law require that such a comprehensive catalog of dedicatory instruments appear in this certificate. The purpose of the management certificate is to identify the Association and relevant contact information for same in observance and compliance with Texas Property Code Section 209.004.

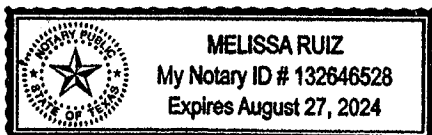
EXECUTED ON this 29 day of November, 2021.

Sugar Pine HOA, Inc.,  
Acting by and through its Managing Agent,

Tara R. Fase  
APC Property Management

STATE OF TEXAS       §  
                                  §  
COUNTY OF HARRIS   §

This instrument was acknowledged before me on the 29 day of November, 2021, by Tara R. Fase, Managing Agent for the Sugar Pine HOA, Inc., a Texas non-profit corporation, on behalf of such corporation. 20R



*Melissa Ruiz*

Notary Public, State of Texas – Melissa Ruiz

After recording, please return to: ✓✓

APC Property Management  
7676 Hillmont St, Ste 200  
Houston, Texas 77040

FILED FOR RECORD

4:07:46 PM

Wednesday, December 1, 2021

*Leneshia Hudspeth*

COUNTY CLERK, HARRIS COUNTY, TEXAS

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

Wednesday, December 1, 2021



*Leneshia Hudspeth*

COUNTY CLERK  
HARRIS COUNTY, TEXAS