



COMMUNITY OF BRADFORD PARK HOMEOWNERS ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Community of Bradford Park 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 the Subdivision: Bradford Park.

Name of the Association: Community of Bradford Park Homeowners Association, Inc.

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records of Fort Bend County, Texas, as follows;

- (a) Bradford Park Section One (1), Document No. 20050034, along with any supplements or replats thereof;
- (b) Bradford Park Section Two (2), Document No. 20060010, along with any supplements or replats thereof;
- (c) Bradford Park Section Three (3), Document No. 20060133, along with any supplements or replats thereof.

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Official Public Records of Fort Bend County, Texas, along with any amendments or supplements thereto, as follows:

- (a) Declaration of Covenants, Conditions and Restrictions for Bradford Park, under Clerk's Document No. 2005047404;
- (b) Supplemental Declaration Providing for Annexation of Bradford Park Sec. 2 Into Bradford Park Homeowners Association, Inc., under Clerk's Document No. 2006029654;
- (c) Supplemental Declaration Providing for Annexation of Bradford Park Sec. 3 Into Bradford Park Homeowners Association, Inc., under Clerk's Document No. 2006074851;
- (d) Certificate of Formation of Community of Bradford Park Homeowners Association, Inc., under Clerk's Document No. 2005054697;
- (e) Articles of Incorporation of Community of Bradford Park Homeowners Association, Inc., under Clerk's Document No. 2005054697;
- (f) Bylaws of Community of Bradford Park Homeowners Association, Inc., under Clerk's Document No. 2005054697;
- (g) First Amendment to the Bylaws of Community of Bradford Park Homeowners Association, Inc., under Clerk's Document No. 2016058284;
- (h) Community of Bradford Park Homeowners Association, Inc. resolution regarding Covenants Compliance Inspection, under Clerk's Document No. 2012012130;
- (i) 2012 Collection Policy: Community of Bradford Park Homeowners Association, Inc., under Clerk's Document No. 2012012131;
- (j) Community of Bradford Park Homeowners Association, Inc. Books and Records Production Policy, under Clerk's Document No. 2012003916;
- (k) Community of Bradford Park Homeowners Association, Inc. Regulation of Solar Panels, Roof Shingles, Flags, Flagpoles, religious Items and Rain Barrels, under Clerk's Document No. 2012003917;

- (l) Community of Bradford Park Homeowners Association, Inc. Payment Plan Policy, under Clerk's Document No. 2012003918;
- (m) Community of Bradford Park Homeowners Association, Inc. Records Retention Policy, under Clerk's Document No. 2012003919.

Name and Mailing Address for Association

Community of Bradford Park Homeowners Association, Inc.
c/o Principal Management Group of Houston
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

Name, Mailing Address, Telephone Number, and E-Mail Address of Person Managing the Association or its Designated Representative

Principal Management Group of Houston
c/o PMG Conveyance Department
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041
713-329-7100
webmaster@pmghouston.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: \$45.00
Resale Certificate: \$375
Resale Certificate Update: \$75
Legacy Account Closure Fee: \$220
Refinance Statement of Account: \$75
Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite

Executed on this the 7th day of January, 2022

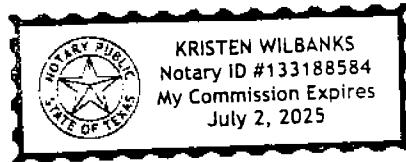
Community of Bradford Park Homeowners Association, Inc., acting
by and through its managing agent, Principal Management Group of
Houston



Surina Wright, Vice President

STATE OF TEXAS §
 § COUNTY OF
HARRIS §

This instrument was acknowledged before me on the 7th day of January, 2022 by Surina Wright, Vice President with Principal Management Group of Houston, the managing agent for Community of Bradford Park Homeowners Association, Inc., a Texas nonprofit corporation, on behalf of such corporation.



A handwritten signature in black ink, appearing to read "Kristen Wilbanks", written over a horizontal line.

Notary Public, State of Texas

When recorded return to:
Principal Management Group of Houston
c/o Andrea Roberts
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041