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MANAGEMENT CERTIFICATE
for
KEEGANS GLEN HOMEOWNERS ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

KEEGANS GLEN HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation, files this Management Certificate pursuant to §209.004 of the Texas Property Code, as follows:

1. **NAME OF SUBDIVISION:** The subdivision is composed of the following sections: Keegans Glen Section One (1), Keegans Glen Section Two (2), Meadow Village Section Two (2), Keegans Glen Section Three (3), and Keegans Glen Section Six (6).

2. **NAME OF ASSOCIATION:** Keegans Glen Homeowners Association, Inc.

3. **RECORDING DATA FOR SUBDIVISION:**
All of Keegans Glen Section One (1), a subdivision located in Harris County, Texas, according to the map or plat thereof recorded in the Official Public Records of Real Property of Harris County, Texas, under Volume 285, Page 48, of the Map Records of Harris County, Texas.
All of Keegans Glen Section Two (2), a subdivision located in Harris County, Texas, according to the map or plat thereof recorded in the Official Public Records of Real Property of Harris County, Texas, under Volume 293, Page 1, of the Map Records of Harris County, Texas.
All of Meadow Village Section Two (2), a subdivision located in Harris County, Texas, according to the map or plat thereof recorded in the Official Public Records of Real Property of Harris County, Texas, under Volume 302, Page 112, of the Map Records of Harris County, Texas.
All of Keegans Glen Section Three (3), a subdivision located in Harris County, Texas, according to the map or plat thereof recorded in the Official Public Records of Real Property of Harris County, Texas, under Volume 293, Page 19, of the Map Records of Harris County, Texas.
All of Keegans Glen Section Six (6), a subdivision located in Harris County, Texas, according to the map or plat thereof recorded in the Official Public Records of Real Property of Harris County, Texas, under Volume 302, Page 101, of the Map Records of Harris County, Texas.

RP-2021-498980

adopted May 1990, recorded as part of the Secretary's Certificate of Filing, dated December 22, 1999 under Clerk's File No. U153408 and Clerk's Film Code No. 529-94-3871 on December 30, 1999.

Payment Plan Policy, together with Payment Plan attached thereto, dated, approved and adopted on October 9, 2012, and recorded under Instrument No. 20130633774 on December 20, 2013.

Records Production and Copying Policy, dated, approved and adopted on October 9, 2012, and recorded under Instrument No. 20130633775 on December 20, 2013.

Guideline for Display of Flags, dated, approved and adopted on October 9, 2012, and recorded under Instrument No. 20130633778 on December 20, 2013.

Guidelines for Certain Roofing Materials, dated, approved and adopted on October 9, 2012, and recorded under Instrument No. 20130633779 on December 20, 2013.

Guidelines for Rainwater Recovery Systems, dated, approved and adopted on October 9, 2012, and recorded under Instrument No. 20130633780 on December 20, 2013.

Guidelines for Display of Certain Religious Items, dated, approved and adopted on October 9, 2012, and recorded under Instrument No. 20130633781 on December 20, 2013.

Articles of Incorporation of Keegans Glen Homeowners Association, Inc., dated January 15, 1979, recorded as part of the Secretary's Certificate of Filing dated December 22, 1999 under Clerk's File No. U153408 and under Clerk's Film Code No. 529-94-3871 on December 30, 1999.

Bylaws of Keegans Glen Homeowners Association, Inc., dated March 16, 1979, recorded as part of the Secretary's Certificate of Filing, dated December 22, 1999 under Clerk's File No. U153408 and Clerk's Film Code No. 529-94-3871 on December 30, 1999.

Certificate of Amendment of Bylaws, dated January 10, 1984, recorded as part of the Secretary's Certificate of Filing, dated December 22, 1999 under Clerk's File No. U153408 and Clerk's Film Code No. 529-94-3871 on December 30, 1999.

Certificate of Amendment of Bylaws, dated January 6, 1987, recorded as part of the Secretary's Certificate of Filing, dated December 22, 1999 under Clerk's File No. U153408 and Clerk's Film Code No. 529-94-3871 on December 30, 1999.

Certificate of Amendment to the Bylaws, dated, adopted and approved on December 24, 2012, and recorded under Instrument No. 20120596321 on December 27, 2012.

5. **NAME, MAILING ADDRESS, TELEPHONE AND E-MAIL OF MANAGING AGENT FOR ASSOCIATION:**

Crystal Hayes

P. O. Box 721558

Houston, Texas 77272-1558

Telephone: 281-561-6215 e-mail address: chaves_kgbilling@sbcglobal.net

6. **WEBSITE ADDRESS OF ASSOCIATION AND DEDICATORY DOCUMENTS:**

www.keegansglenhoa.com

7. **FEES CHARGED RELATING TO PROPERTY TRANSFER [pursuant to TxPropCode Sec. 207.003(c)]:**

Transfer Fee - \$275.00

Refinance Fee - \$150.00

Resale Certificate Fee - \$275.00 (includes packet of governing documents, budget, proof of insurance, financial statement, rules and Welcome Packet)

EXECUTED this the 18th day of Aug, 2021.

KEEGANS GLEN HOMEOWNERS ASSOCIATION, INC.

Crystal Hayes, Managing Agent For Keegans Glen Homeowners Association, Inc.

THE STATE OF TEXAS §

COUNTY OF HARRIS §

This instrument was acknowledged before me on this 18th day of Aug, 2021, by Crystal Hayes, authorized agent and managing agent for Keegans Glen Homeowners Association, Inc., a Texas non-profit corporation.

Notary Public in and for the State of Texas



AFTER RECORDING RETURN TO:

Lori E. Alderson, Esq.
1523 Avenue A
Katy, Texas 77493

RP-2021-498980

RP-2021-498980
Pages 5
08/31/2021 05:05 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$30.00

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