

Fairdale Park Community Association, Inc.

Management Certificate

This Management Certificate is recorded pursuant to Section 209.004, Texas Property Code, and should be indexed as a 'Property Owners' Association Management Certificate.'

1. **Subdivision Name:** Fairdale Park
2. **Association Legal Name:** Fairdale Park Community Association
3. **Plat / Subdivision Recording Data:** Westheimer Gardens Partial Replat No. 2 Replat No. 1 subdivision, an addition in Harris County, Texas, according to the map or plat thereof, recorded in the Map Records of Harris County, Texas under Clerk's File No. RP-2018-442550 (the "Plat"), along with any supplements, additions or replats thereof.
4. **Declaration and Amendments Recording Data:** "Declaration of Covenants, Conditions and Restrictions for Fairdale Park", recorded under File Number RP-2021-233588 in the Official Public Records of Real Property of Harris County, Texas. "First Amendment to the Declaration of Covenants, Conditions and Restrictions for Fairdale Park", recorded under File Number RP-2021-339367 in the Official Public Records of Real Property of Harris County, Texas. "Second Amendment to the Declaration of Covenants, Conditions and Restrictions for Fairdale Park", recorded under File Number RP-2022-411462 in the Official Public Records of Real Property of Harris County, Texas.
5. **Transfer-Related Fees (Payable to Association):** Capitalization Fee payable to the Association, which shall not exceed an amount equal to fifty percent (50%) of the then-current annual Common Assessment for such Lot for that year.
6. **Association mailing address format:**
c/o Rise Association Management Group
3131 Eastside Ste. 130
Houston, TX 77098
7. **Association website:** www.riseamg.com
8. **Management company contact information:**
Rise Association Management Group
3131 Eastside Ste. 130
Houston, TX 77098
support@riseamg.com
713-936-9200
9. **Other fees charged related to transfer of property:**
Resale Certificate Fee: \$375 or the maximum allowable by law;
Transfer Fee: \$250.00
Statement of Fact Fee: \$175.00
Resale Certificate Update Fee: \$75
Rush Order Fee: \$100

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CERTAIN FEES RELATED TO TRANSFER OF PROPERTY ARE SUBJECT TO PERIODIC CHANGE. FOR CURRENT FEES AND CHARGES CONTACT MANAGING AGENT. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE ASSOCIATION. THIS IS NOT A SUBSTITUTE FOR A RESALE CERTIFICATE AND PERSONS CONSIDERING PURCHASING ARE STRONGLY ENCOURAGED TO PURCHASE A RESALE CERTIFICATE FOR A COMPREHENSIVE LIST OF GOVERNING DOCUMENTS AND OTHER MATERIAL INFORMATION REGARDING THE SUBDIVISION.

By: _____

Title: Managing Agent

Date: 2-27-20

State Of Texas §

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County of Harris §

This instrument was acknowledged before me on the 27 day of February, 2026, by Jason Delgado, an officer of Rise Association Management Group, for the [Fairdale Park Community Association], a Texas non-profit corporation, on behalf of said non-profit corporation.

Jessica Gutierrez

Notary Public Signature



After Recording Return to:
Rise Association Management Group
3131 Eastside Ste. 130
Houston, TX 77098