

**MANAGEMENT CERTIFICATE
REGENT'S GREEN HOMEOWNERS ASSOCIATION, INC.**

The undersigned, being an Officer of Regent's Green Homeowners Association, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision is Regent's Green (the "Subdivision Development").
2. The name of the Association is Regent's Green Homeowners Association, Inc. (the "Association").
3. The recording data for the Subdivision Development is as follows:

Regent's Green, a subdivision in Harris County, Texas, according to the Map or Plat thereof recorded at Film Code No. 607080 of the Map Records of Harris County, Texas.
4. The recording data for the declaration applicable to the Subdivision Development, and all amendments thereto, is as follows:

Declaration of Covenants, Conditions and Restrictions for Regent's Green, recorded at Document No. 20070644497 in the Official Public Records of Harris County, Texas.

Certificate of Filing of Regent's Green Homeowners Association, Inc., recorded under the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20110282266 of the Official Public Records of Harris County, Texas.

Certificate of Formation of Regent's Green Homeowners Association, Inc., recorded under the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20110282266 of the Official Public Records of Harris County, Texas.

Collection Resolution, recorded under 1st Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20110327822 of the Official Public Records of Harris County, Texas.

Resolution of the Board of Directors for Regent's Green Homeowners Association, Inc., recorded under 1st Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20110327822 of the Official Public Records of Harris County, Texas.

By-laws Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Resolution of the Board of Directors for Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Collection Resolution, recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Records Retention Policy for Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Payment Plan Policy for Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Membership Voting Policy for the Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Email Registration Policy for the Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Architectural Guidelines for the Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Collection Policy for the Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Collection Resolution Schedule for the Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Records Inspection Policy for the Regent's Green Homeowners Association, Inc., recorded under 2nd Amendment to the Management Certificate for Regent's Green Homeowners Association, Inc., recorded at Document No. 20120009848 of the Official Public Records of Harris County, Texas.

Records Retention Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Records Inspection Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Payment Plan Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Membership Voting Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

E-mail Registration Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Religious Item Display Guidelines for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Solar Energy Device Guidelines for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Roofing Material Guidelines for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Rainwater Collection Devices Guidelines for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Flag Display Guidelines for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Drought-Resistant Landscaping and Natural Turf Guidelines for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Assessment Collection Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Assessment Collection Schedule for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Violation Enforcement Resolution for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Violation Schedule for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Application for Payments Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Conflict of Interest Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 3rd Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. 20130612993 of the Official Public Records of Harris County, Texas.

Standby Electric Generators Guidelines for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 4th Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. RP-2016-15382 of the Official Public Records of Harris County, Texas.

Electronic and Telephonic Action Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 4th Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. RP-2016-15382 of the Official Public Records of Harris County, Texas.

Payment Plan Policy for the Regents Green Homeowners Association, Inc., recorded under the Property Owners' Association Management Certificate 4th Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. RP-2016-15382 of the Official Public Records of Harris County, Texas.

Regent's Green Homeowners Association, Inc. Billing Policy and Payment Guidelines, recorded under the Property Owners' Association Management Certificate 5th Amendment for Regent's Green Homeowners Association, Inc., recorded at Document No. RP-2017-475373 of the Official Public Records of Harris County, Texas.

5. The name and mailing address of the Association is:

Regent's Green Homeowners Association, Inc.
c/o PMI Fine Properties
9119 Highway 6, Suite 230-419
Missouri City, Texas 77459

6. The name, mailing address, telephone number, and email address of the person or entity managing the Association is:

Alyson Fine
PMI Fine Properties
9119 Highway 6, Suite 230-419
Missouri City, Texas 77459
Tel: (281) 343-3225
Email: alyson.fine@pmifineproperties.com

7. The website address at which the Association's dedicatory instruments are available in accordance with Section 207.006 of the Texas Property Code is www.pmifp.cincwebaxis.com.

8. The following described fees are charged by the Association in relation to a property transfer in the Subdivision Development:

Property Transfer Fee	\$200.00
Bank Owned Property Package (Required for Foreclosed Properties)	\$300.00
Leasing Restrictions Disclosure and CC&R Bundle	\$55.00
Premier Resale Disclosure Package with Statement of Account and Inspection	\$635.00
Resale Disclosure Package	\$375.00
Resale Disclosure Package with Statement of Account	\$500.00
Condo/Coop Structural Safety and Soundness Lender Questionnaire Bundle	\$235.00
Premium Lender Questionnaire Bundle	\$235.00
Standard Lender Questionnaire Bundle	\$205.00
Appraiser Questionnaire	\$30.00
Compliance Inspection Form	\$169.00
Leasing Restrictions Disclosure	\$30.00
Lender Questionnaire	\$175.00
Refinance Statement of Account	\$150.00
Statement of Account	\$150.00
CD Delivery Fee	\$30.00
Compliance Inspection Form - 1 Business Day Rush Fee	\$115.00
Compliance Inspection Form - 3 Business Day Rush Fee	\$85.00
Compliance Inspection Form - 5 Business Day Rush Fee	\$65.00

MANAGEMENT CERTIFICATE
REGENT'S GREEN HOMEOWNERS ASSOCIATION, INC.

RP-2023-440953

Custom Questionnaire Fee	
(*Add this fee to Questionnaire Fees)	\$65.00
Custom Questionnaire Rush Fee	
(*Add this fee to Questionnaire Rush Fee)	\$35.00
Leasing Restrictions Disclosure –	
1 Business Day Rush Fee	\$40.00
Leasing Restrictions Disclosure –	
2 Business Day Rush Fee	\$25.00
Lender Questionnaire 1 Business Day Rush Fee	\$75.00
Lender Questionnaire 2 Business Day Rush Fee	\$50.00
Lender Questionnaire 3 Business Day Rush Fee	\$25.00
Multi-Product Order 1 Business Day Rush Fee	\$115.00
Multi-Product Order 3 Business Day Rush Fee	\$85.00
Multi-Product Order 5 Business Day Rush Fee	\$65.00
Refinance Statement of Account Update	
1 – 14 Days	NO COST
Refinance Statement of Account Update	
15 – 45 Days	\$35.00
Refinance Statement of Account Update	
46 - 90 Days	\$75.00
Resale Disclosure 1 Business Day Rush Fee	\$115.00
Resale Disclosure 3 Business Day Rush Fee	\$85.00
Resale Disclosure 5 Business Day Rush Fee	\$65.00
Rush Existing Order	
(*Add this fee to Rush Fees)	\$25.00
Statement of Account 1 Business Day Rush Fee	\$115.00
Statement of Account 3 Business Day Rush Fee	\$85.00
Statement of Account 5 Business Day Rush Fee	\$65.00
Statement of Account Update 1 – 14 Days	NO COST
Statement of Account Update 15 – 45 Days	\$35.00
Statement of Account Update 46 - 90 Days	\$75.00
Three Day Shipping Fee	\$45.00

This Management Certificate is effective as of the 6th day of October, 2023.

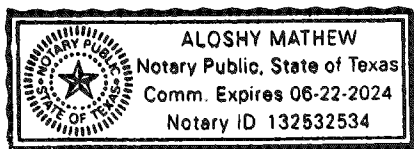
REGENT'S GREEN HOMEOWNERS ASSOCIATION, INC., a
Texas nonprofit corporation

By: Alyson Fine
Name: Alyson Fine
Title: Property Manager

THE STATE OF TEXAS §

COUNTY OF HARRIS §

This instrument was acknowledged before me on 06th day of October, 2023, by
Alyson Fine, Property Manager for Regent's Green Homeowners
Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.



A handwritten signature in black ink, appearing to be "Aloshy Mathew", written over a horizontal line.

Notary Public Signature

[SEAL]

AFTER RECORDING RETURN TO:

Gregory S. Cagle
CAGLE PUGH, LTD., LLP
4301 Westbank Dr. A-150
Austin, Texas 78746

MANAGEMENT CERTIFICATE
REGENT'S GREEN HOMEOWNERS ASSOCIATION, INC.

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Pages 8
11/20/2023 11:05 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$42.00

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-2023-440953