

PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE

FOR

Avalon Property Owners Association, Inc
(Pursuant to TEXAS PROPERTY CODE Section 209.004)

1. Name of Subdivisions: Avalon Place
Avalon Place, First Addition
Avalon Place, Second Addition
Avalon Place, Fourth Addition
Avalon Place, Fourth Addition
Avalon Place, Fifth Addition
Avalon Place, Section Six
Avalon Estates
2. Name of Association: Avalon Property Owners Association, Inc
3. Recording Data for the Subdivision(s):

Avalon Place, according to the map or plat thereof recorded in Volume 11, Page 52 of the Map Records of Harris County, Texas.

Avalon Place, First Addition, according to the map or plat thereof recorded in Volume 12, Page 49 of the Map Records of Harris County, Texas.

Avalon Place, Second Addition, according to the map or plat thereof recorded in Volume 12, Page 70 of the Map Records of Harris County, Texas.

Avalon Place, Second Addition, Partial Replat No. 1, according to the map or plat thereof filed under Clerk's Film Code No. 512072, in the Map Records of Harris County, Texas.

Avalon Place, Third Addition, according to the map or plat thereof recorded in Volume 15, Page 5 of the Map Records of Harris County, Texas.

Avalon Place, Fourth Addition, according to the map or plat thereof recorded in Volume 17, Page 8 of the Map Records of Harris County, Texas.

Avalon Place, Fifth Addition, according to the map or plat thereof recorded in Volume 1163, Page 545 of the Map Records of Harris County, Texas.

Avalon Place, Section 6, according to the map or plat thereof recorded in Volume 39, Page 51 of the Map Records of Harris County, Texas.

Avalon Place, Section 6, Partial Replat according to the map or plat thereof recorded in Volume 346, Page 22 of the Map Records of Harris County, Texas.

Avalon Estates, according to the map or plat thereof filed under Clerk's Film Code No. 598041, in the Map Records of Harris County, Texas.

RP-2021-494620

4. Recording Data for the Declaration:

Amended and Restated Restrictions for Avalon Place, Avalon Plce, First Through Fifth Additions Inclusive and Avalon Place, Section Six all Harris County Subdivisions, recorded under Clerk's File No. V433668 and refiled to correct a scrivener's error on February 1, 2002 under Clerk's File No. V574838 in the real property records of Harris County, Texas.

Amendment of Restrictions for Avalon Place, Avalon Place, First through Fifth Additions Inclusive and Avalon Place, Section Six, recorded under Clerk's File No. RP-2018-75858 in the real property records of Harris County, Texas.

Variance to the restrictive covenants, recorded on August 2, 2001 under Clerk's File No. V215603 in the real property records of Harris County, Texas.

5. Name and Mailing Address of the Association:

Avalon Property Owners Association, Inc
c/o Houston HOA Management, LLC
5850 San Felipe Street, Suite 500
Houston, Texas 77057

6. The name, mailing address, telephone number and email address of the person managing the Association or the Association's designated representative:

Houston HOA Management, LLC
5850 San Felipe Street, Suite 500
Houston, Texas 77057
Phone: 832-598-1462
Email: info@houstonhoa.net

7. The website address where homeowners may access the Association's dedicatory instruments:

www.houstonhoa.net

8. The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Transfer Fee - \$195.00
Resale Certificate - \$350.00
Resale Certificate Updates - \$75.00

Date: 8.27.21

AVALON PROPERTY OWNERS ASSOCIATION, INC
acting by and through its managing agent,
Houston HOA Management, LLC

By: [Signature]
Zina Brown, Manager

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on 8.27.2021 by
Zina Brown, Manager, for Houston HOA Management, LLC, Managing Agent for Avalon
Property Owners Association, Inc, a Texas nonprofit corporation, on behalf of said
corporation.



[Signature]
NOTARY PUBLIC, STATE OF TEXAS

After recording, return to:

Houston HOA Management, LLC
5850 San Felipe Street, Suite 500
Houston, Texas 77057

7221.000

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Pages 4
08/30/2021 03:05 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$26.00

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

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