

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR
INDIAN BEAN PROPERTY OWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF GALVESTON §

The undersigned, being the Manager of Indian Beach Property Owners Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Indian Beach Property Owners Association, Inc.:

1. Name of Subdivision: Indian Beach.
2. Name of Association: Indian Beach Property Owners Association, Inc.
3. Recording Data for the Subdivision:
 - a) Indian Beach, Section One, amended plat, an addition in Galveston County, Texas, according to the map or plat thereof, recorded under Clerk's File No. 8122996, of the Map Records of Galveston County, Texas including all amendments to or replats of said maps or plats thereto.
 - b) Indian Beach, Section One, Lot 1, Block 2 replat, an addition in Galveston County, Texas, according to the map or plat thereof, recorded under Clerk's File No. 2006077798, of the Map Records of Galveston County, Texas including all amendments to or replats of said maps or plats thereto.
 - c) Indian Beach, Section Two, amended plat, an addition in Galveston County, Texas, according to the map or plat thereof, recorded under Clerk's File No. 8122997, of the Map Records of Galveston County, Texas including all amendments to or replats of said maps or plats thereto.
 - d) Indian Beach, Section Three, an addition in Galveston County, Texas, according to the map or plat thereof, recorded under Clerk's File No. 8431586, of the Map Records of Galveston County, Texas including all amendments to or replats of said maps or plats thereto.
 - e) Indian Beach, Section Four, an addition in Galveston County, Texas, according to the map or plat thereof, recorded under Clerk's File No. 8517368, of the Map Records of Galveston County, Texas including all amendments to or replats of said maps or plats thereto.
4. Recording Data for the Declaration:
 - a) Restrictions, Covenants and Conditions Indian Beach, Section One (1), filed under County Clerk's File No. 8035668 and File No. 260197 in the Official Public Records of Real Property of Galveston County, Texas.

- b) Restrictions, Covenants and Conditions Indian Beach, Section Two (2), filed under County Clerk's File No. 8035669 and File No. 260198 in the Official Public Records of Real Property of Galveston County, Texas.
 - c) Restrictions, Covenants and Conditions Indian Beach, Section Three (3), filed under County Clerk's File No. 8502035 in the Official Public Records of Real Property of Galveston County, Texas.
 - d) Supplemental Restrictions, Covenants and Conditions, filed under County Clerk's File No. 8502036 in the Official Public Records of Real Property of Galveston County, Texas.
 - e) Restrictions, Covenants and Conditions Indian Beach, Section Four (4), filed under County Clerk's File No. 8520653 in the Official Public Records of Real Property of Galveston County, Texas.
 - f) Amendment to Restrictions, Covenants and Conditions, Section Three (3), filed under County Clerk's File No. 8536829 in the Official Public Records of Real Property of Galveston County, Texas.
 - g) Amendment of Declaration of Covenants and Condition, Section Four (4), filed under County Clerk's File No. 8611027 in the Official Public Records of Real Property of Galveston County, Texas.
 - h) Amendment to Restrictions, Covenants and Condition, Section One (1), filed under County Clerk's File No. 9212363 in the Official Public Records of Real Property of Galveston County, Texas.
 - i) Second Amendment to Restrictions, Covenants and Conditions, Section One (1), filed under County Clerk's File No. 9837199 in the Official Public Records of Real Property of Galveston County, Texas.
 - j) Second Amendment to Restrictions, Covenants and Conditions, Section Two (2), filed under County Clerk's File No. 9837200 in the Official Public Records of Real Property of Galveston County, Texas.
 - k) Second Amendment to Restrictions, Covenants and Conditions, Section Four (4), filed under County Clerk's File No. 9837201 in the Official Public Records of Real Property of Galveston County, Texas.
 - l) Second Amendment to Restrictions, Covenants and Conditions, Section Three (3), filed under County Clerk's File No. 9915868 in the Official Public Records of Real Property of Galveston County, Texas.
5. Name and Mailing Address of the Association is: Indian Beach Property Owners Association, Inc., c/o Lone Star Bookkeepers, LLC., 2450 Louisiana Street, Suite 400-251, Houston, Texas 77006.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Lone Star Bookkeepers, LLC., 2450 Louisiana Street, Suite 400-251, Houston, Texas 77006.
7. Telephone Number to Contact the Association is: Indian Beach Property Owners Association, Inc., c/o Lone Star Bookkeepers, LLC. (832) 433-7995.
8. Email Address to Contact the Association: allison@lonestarbookkeepers.com
9. The _____ Association's _____ website _____ may _____ be _____ found _____ at:
<http://www.lonestarbookkeepers.com/homeowner-payments/>

10. Fees charged by the Association upon the sale or transfer of Property:

- a. Resale Certificate: \$250.00 or more, not to exceed the maximum allowable rate.
- b. Statement of Account: \$50.00
- c. Updated Certificate: after 30 days of issuance of the original \$75.00.
- d. Transfer Fee: \$175.00.
- e. Refinance Fee: \$75.00.
- f. Lender Questionnaire: \$250.00

Executed on this the 30th day of August, 2021.

INDIAN BEACH PROPERTY OWNERS
ASSOCIATION, INC.

By:

Allison Sandlin, Manager and Agent

THE STATE OF TEXAS

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COUNTY OF HARRIS

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ACKNOWLEDGMENT

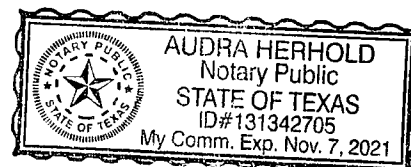
BEFORE ME, the undersigned notary public, on this the 30th day of August, 2021 personally appeared Allison Sandlin, Manager and Agent of Indian Beach Property Owners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.

Audra Herhold
Notary Public in and for the State of Texas

RETURN TO:

ESG | SEARS
BENNETT
& GERDES, LLP

6548 GREATWOOD PARKWAY
SUGAR LAND, TX 77479



FILED AND RECORDED

Instrument Number: 2021063550

Recording Fee: 34.00

Number Of Pages:4

Filing and Recording Date: 08/31/2021 8:48AM

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Galveston County, Texas.



A handwritten signature in cursive script, reading "Dwight D. Sullivan".

Dwight D. Sullivan, County Clerk
Galveston County, Texas

DO NOT DESTROY - *Warning, this document is part of the Official Public Record.*