

WESTMOUNT SQUARE HOMEOWNERS ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Westmount Square Homeowners Association, Inc.** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: Westmount Square Townhouses.

Name of the Association: Westmount Square Homeowners Association, Inc.

Recording Data for Association:

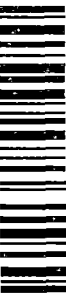
The Subdivision is recorded according to the Map and Plat Records in Fort Bend County, Texas, as follows:

- (a) Westmount Square Townhouses, recorded under Volume 24, Page 17, along with any supplements or replats thereof.

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Official Public Records of Fort Bend County, Texas, along with any amendments or supplements thereto, as follows:

- (a) Westmount Square Declaration of Covenants, Conditions and Restrictions, under Fort Bend County Clerk's Instrument No. 80040947, along with any amendments or supplements thereto;
- (b) By-Laws of Westmount Square Homeowners Association, under Clerk's Instrument No. 2013016436;
- (c) Articles of Incorporation of Westmount Square Homeowners Association, under Clerk's Instrument No. 2013016436;
- (d) Amendment to the ByLaws of Westmount Square Homeowners Association, Inc., under Clerk's Instrument No. 2013021381;
- (e) Westmount Square Homeowners Association, Inc. Payment Plan Policy, under Clerk's Instrument No. 2012012204;
- (f) Westmount Square Homeowners Association, Inc. Books and Records Production Policy, under Clerk's Instrument No. 2012012205;
- (g) Westmount Square Homeowners Association, Inc. Records Retention Policy, under Clerk's Instrument No. 2012012206;
- (h) Westmount Square Homeowners Association, Inc. Regulation of Solar Panels, Roof Shingles, Flags, Flag Poles, Religious Items and Rain Barrels, under Clerk's Instrument No. 2012012207;
- (i) Westmount Square Home Owners Assn. Pool & Spa Rules, under Clerk's Instrument No. 2013089346;
- (j) Westmount Square HOA Rules & Regulation, under Clerk's Instrument No. 2013089347;
- (k) Westmount Square Homeowners Association, Inc. Board Resolution Regarding Approval of Foreclosure Actions and Enforcement Actions, under Clerk's Instrument No. 2015137378;
- (l) Westmount Square Homeowners Association, Inc. Association Policy as to Maintenance of Insurance on Townhomes, under Clerk's Instrument No. 2021168447;
- (m) Westmount Square Homeowners Association, Inc. Guidelines Regarding Imposition of Fines/Violation Assessments, under Clerk's Instrument No. 2021168448.



Name and Mailing Address for Association

Westmount Square Homeowners Association, Inc.
c/o Principal Management Group of Houston
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

Name, Mailing Address, Telephone Number, and E-Mail Address of Person Managing the Association or its Designated Representative

Principal Management Group of Houston
c/o PMG Conveyance Department
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041
713-329-7100
webmaster@pmghouston.com

Website Address of the Association

www.townsq.io

Property Transfer Fee(s) Charged by the Association:

New Account Setup Fee Establishing New Owner's Account in the Association's Records: \$45.00
Resale Certificate: \$375
Resale Certificate Update: \$75
Legacy Account Closure Fee: \$220
Refinance Statement of Account: \$75
Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite

Executed on this the 30th day of August, 2022

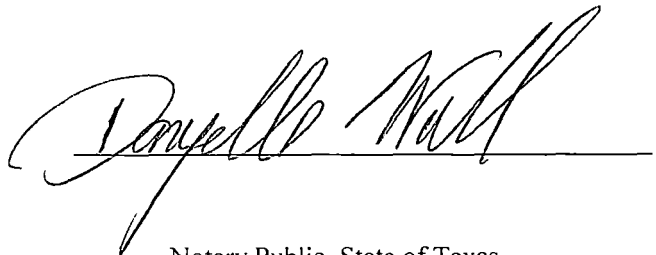
Westmount Square Homeowners Association, Inc., acting by and
through its managing agent, Principal Management Group of
Houston



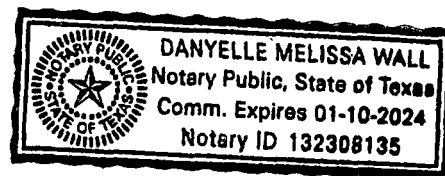
Ann Osuna, Community Director

STATE OF TEXAS §
 § COUNTY OF
HARRIS §

This instrument was acknowledged before me on the 30th day of August, 2022 by Ann Osuna, Community Director with Principal Management Group of Houston, the managing agent for Westmount Square Homeowners Association, Inc., a Texas nonprofit corporation, on behalf of such corporation.



Notary Public, State of Texas



When recorded return to:
Principal Management Group of Houston
c/o Andrea Roberts
11000 Corporate Centre Drive, Suite 150
Houston, Texas 77041

**FILED AND RECORDED
OFFICIAL PUBLIC RECORDS**



Laura Richard, County Clerk

Fort Bend County Texas

September 19, 2022 04:12:40 PM

FEE: \$24.00

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