

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR
BEACON HILL COMMUNITY ASSOCIATION, INC.**

STATE OF TEXAS §
 §
COUNTY OF WALLER §

BEACON HILL COMMUNITY ASSOCIATION, INC., a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Management Certificates, as follows:

- (1) The name of the subdivision is Beacon Hill.
- (2) The name of the association is Beacon Hill Community Association, Inc.
- (3) The subdivision is recorded in the Real Property Records of Waller County, Texas, as follows:
 - (a) Beacon Hill, Section 1, under Instrument No. 2012030;
 - (b) Beacon Hill, Section 2, under Instrument No. 2012031;
- (4) The Declarations for the Association are recorded in the Real Property Records of Waller County, Texas, along with any amendments, supplements and annexations thereto, as follows:
 - (a) Declaration of Covenants, Conditions and Restrictions of Beacon Hill, Section One, under Instrument No. 2105694.
 - (b) Annexation Agreement, Beacon Hill, Section Two (2), under Instrument No. 2109297;
 - (c) Declaration of Covenants, Conditions and Restrictions of Beacon Hill, Section Two, under Instrument No. 2109298;
- (5) The name and mailing address of the Association is Beacon Hill Community Association, Inc., c/o Crest Management Company, 17171 Park Row, Ste. 310, Houston, Texas 77084.
- (6) The name, mailing address, telephone number, and email address of the Association's Designated Representative is:
 - (a) Crest Management Company;
 - (b) 17171 Park Row, Ste. 310, Houston, Texas 77084;
 - (c) (281) 579-0761;
 - (d) info@crest-management.com

- (7) The website address of the Association is:

<https://www.crest-management.com/Communities/Beacon-Hill-Community-Association>

(8) The following fees are charged by the Association relating to a property transfer in the Subdivision:

(a) Resale Certificate Fee: \$375.00;

(b) Resale Certificate Update:

- a. no charge within 30 days of original,
- b. within 30-180 days of original: \$75.00,
- c. (a new Resale Certificate must be purchased after 180 days);

(c) Certified Statement of Account (Transfer Fee): \$295.00;

(d) Refinance Statement of Account: \$75.00;

(e) RUSH FEE: \$100.00

(for documents that need to be provided in less than 3 business days);

(9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

SIGNED THIS 28 DAY OF February, 2023.

By: Carolyn Bonds, Carolyn Bonds, PCAM
on behalf of Crest Management Company, AAMC,
Managing Agent for Beacon Hill Community Association, Inc.

STATE OF TEXAS

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COUNTY OF HARRIS

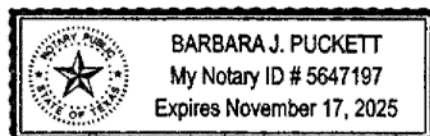
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BEFORE ME, the undersigned authority, on this day personally appeared Carolyn Bonds, PCAM, of Crest Management Company, AAMC, Managing Agent for Beacon Hill Community Association, Inc., and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this the 28th day of February, 2023.

Barbara J. Puckett
Notary Public, State of Texas

E-RECORDED BY:
HOLTTOLLETT, P.C.
9821 Katy Freeway, Suite 350
Houston, Texas 77024



FILED AND RECORDED

Instrument Number: 2302653

Filing and Recording Date: 03/06/2023 11:22:11 AM Pages: 3 Recording Fee: \$20.00

I hereby certify that this instrument was FILED on the date and time stamped hereon by me and was duly RECORDED in the OFFICIAL PUBLIC RECORDS of Waller County,



A handwritten signature in cursive script that reads "Debbie Hollan".

Debbie Hollan, County Clerk
Waller County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

simplifile, Deputy

Returned To:
HOLT & YOUNG, P.C.
9821 KATY FREEWAY SUITE 350
HOUSTON, TX 77024