

Beach City Barrow Ranch HOA MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Beach City Barrow Ranch HOA** (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: Beach City Barrow Ranch HOA

Name of the Association: Beach City Barrow Ranch HOA

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Chambers County, Texas, as follows;

Section 1, Vol. A, Page 265,
Section 2, Vol. B, Page 270, Amended Plat File No. 2006013303,
Section 3, File No. 2007-26644

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Chambers County, Texas, as follows:

- a) Subdivision Restrictive Covenants in Barrow Ranch Texas; Subdivision Section II, under Chambers County Clerk's File No. 204922, Vol. 951, Pg. 288, along with any amendments or supplements thereto;
- b) Subdivision Restrictive Covenants in Barrow Ranch Texas; Subdivision Section III, under Chambers County Clerk's File No. 24923, Vol. 951, Pg. 303, along with any amendments or supplements thereto;
- c) Subdivision Restrictive in Barrow Ranch Texas; Subdivision Section IV, under Chambers County Clerk's File No. 40510, Vol. 1082, Pg. 659, along with any amendments or supplements thereto;
- d) Barrow Ranch Homeowners Association, Inc Records Texas; Retention Policy, under Chambers County Clerk's File No. 71105, Vol. 1309, along with any amendments or supplements thereto;
- e) Barrow Ranch Homeowners Association, Inc. Payment Plan Policy, under Chambers County Clerk's File No. 71106, Vol. 1309, along with any amendments or supplements thereto;
- f) Barrow Ranch Homeowners Association, Inc. Records Production Policy, under Chambers County Clerk's File No. 71107, Vol. 1309, along with any amendments or supplements thereto;
- g) Barrow Ranch Homeowners Association, Inc. Regulation of Solar Panels, Roof Shingles, Flags, Flag Poles, Religious Items and Rain Barrels, under Chambers County Clerk's File No. 71108, Vol. 1309, along with any amendments or supplements thereto;
- h) Subdivision Restrictive Covenants in Barrow Ranch Texas; Estates Subdivision, under Chambers County Clerk's File No. 7178-S, Vol. 05 801 562, along with any amendments or supplements thereto;

- i) ACC Denial and Appeal Hearing Policy, under Chambers County Clerk's File No. 2022-184485, along with any amendments or supplements thereto;
- j) Architectural Review Authority Policy and Charter, under Chambers County Clerk's File No. 2022-184484, along with any amendments or supplements thereto;
- k) Deed Restriction Hearing Policy, under Chambers County Clerk's File No. 2022-184483, along with any amendments or supplements thereto;
- l) Amendment to the Subdivision Restrictions, under Chambers County Clerk's File No. 2022-184006, along with any amendments or supplements thereto;

Name and Mailing Address of the Association

Beach City Barrow Ranch HOA
c/o Houston Community Management
17049 El Camino Real #100
Houston, Texas 77058

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

Houston Community Management
17049 El Camino Real #100
Houston, Texas 77058
832-864-1200
customerservice@houcomm.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: \$95
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 20 day of December 2022

Beach City Barrow Ranch HOA, acting by and
through its managing agent, Houston Community
Management



Tracy Downs, President of Operations

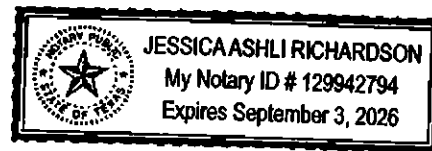
STATE OF TEXAS §
COUNTY OF Harris §

This instrument was acknowledged before me on the 10 day of December 2022 by Tracy Downs, President of Operations with Houston Community Management, the managing agent for Beach City Barrow Ranch HOA, a Texas nonprofit corporation, on behalf of such corporation.

A handwritten signature in black ink, appearing to read "Jessica Richardson", written over a horizontal line.

Jessica Richardson
Notary Public, State of Texas

When recorded return to:
Houston Community Management
17049 El Camino Real #100
Houston, Texas 77058



FILED FOR RECORD IN:
Chambers
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By: CG
Heather H. Hawthorne

