

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE  
FOR  
BAUMAN LANDING COMMUNITY ASSOCIATION INC**

THE STATE OF TEXAS     §  
                                     §  
COUNTY OF HARRIS     §

The undersigned, being the Managing Agent of **BAUMAN LANDING COMMUNITY ASSOCIATION INC** (hereinafter the "Association"), 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 the Association.

1.     **Name of Subdivision(s):**  
The name of the Subdivision(s) are as follows:  
Bauman Landing
2.     **Name of Association:**  
The name of the Association is Bauman Landing Community Association Inc
3.     **Recording Data for the Subdivision(s):**  
The recording data for the Subdivision is:  
BAUMAN LANDING, an addition to the City of Houston, as described in the map or plat thereof recorded under HARRIS County Clerk's **Plat Map File Number RP-2022-589375 & Film Code 702010** in the Official Public Records of HARRIS County, Texas, together with any additions or supplements thereto.
4.     **Recording Data for the Declaration(s):**  
The recording data for the Declaration is as follows:  
**The Declaration of Covenants, Conditions, and Restrictions for Bauman Landing Community Association Inc**, is recorded under HARRIS County Clerk's **RP-2025-15315**, in the real property records of HARRIS County, Texas
5.     **Association Information:**  
The contact information for the association is as follows:  
Bauman Landing Community Association Inc  
c/o Beacon Residential Management, LLC  
12818 Willow Centre Dr. Ste. B  
Houston, TX 77066  
Office Telephone: (713) 466-1204
6.     **Name and Mailing Address of Person Managing the Association or Its Designated Representative:**  
Michelle Toler, Community Association Manager  
Bauman Landing Community Association Inc  
c/o Beacon Residential Management  
12818 Willow Centre Dr. Ste B

RP-2025-270967

Houston, TX 77066  
Office Telephone: (713) 466-1204  
Email Address: resale@brmtexas.com or manager@brmtexas.com

7. **Fees Related to Property Transfer:**

Resale Certificate: **\$150.00**

Transfer Fee: **\$150.00**

Refinance Fee: **\$65.00**

Statement Processing Fee: **\$65.00**

Rush Fees: **\$65.00 for 5 days, \$115.00 for 3 days, and \$165.00 for 1 day**

8. **Association Website:**

<https://portal.brmmtexas.com/?c=BLCA>

9. **Other Optional Information:**


Management Company Website:

<https://brmtexas.com/>

Executed this the 20<sup>th</sup> day of May, 2025.

BAUMAN LANDING COMMUNITY ASSOCIATION INC

By: Beacon Residential Management, LLC  
Managing Agent

By: 

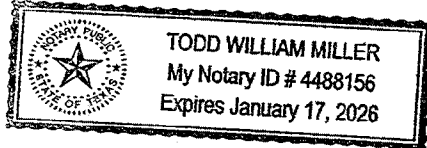
Printed: Michelle Toher


Title: Managing Agent

***Disclaimer:*** Please note, this certificate only contains information as required under Tex. Prop. Code §209.004 and may not contain all of the recorded dedicatory instruments for the Association. Prospective purchasers are encouraged to independently examine the Declaration, By-Laws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.

THE STATE OF TEXAS     §  
  §  
COUNTY OF HARRIS     §

THIS INSTRUMENT was acknowledged before me on this the 25<sup>th</sup> day of May, 2025, by Michelle Toler, Association Manager of BAUMAN LANDING COMMUNITY ASSOCIATION INC, a Texas non-profit corporation, on behalf of said corporation.



  
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NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS

RP-2025-270967

RP-2025-270967  
# Pages 4  
07/14/2025 11:19 AM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$33.00

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

RP-2025-270967