

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by Heritage Estates Homeowners' Association, a Texas non-profit corporation, (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:

Document and
Name of Subdivision
Declaration of Covenants,
Conditions, and
Restrictions of
Heritage Estates.

Recording Data for
Document
Jefferson County Clerk's
File No. 2021021116

Recording Data for
Subdivision
Jefferson County Clerk's
File No. 2021021118,
Official Public Records,
Jefferson County, Texas;
and as stated in
Declaration.

Name and Mailing Address for Association:

Heritage Estates Homeowners Association
1419 N 20th St
Nederland TX 77627

Name and Mailing Address of Person Managing the Association or its Designated Representative:

Gabriel Sandoval
1419 N 20th St
Nederland TX 77627

Telephone Number to contact the Association:

409-549-2464

Email Address to contact the Association:

gs.elitecustombuilders@gmail.com

Transfer of Title Fees:

Transfer Fee: \$100.00
Resale Certificate Fee: \$200.00
Updated Resale Certificate fee: \$75.00
Rush Fee: \$225.00 - 1 day / \$150.00 -3 day
Statement of Account-Resale: \$75.00

Executed on this the 13th day of February, 2025.

Heritage Estates Homeowners' Association,
a Texas non-profit corporation, acting by and through
Its Designated Representative,
Gabriel Sandoval.

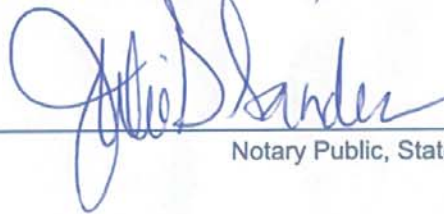


Gabriel Sandoval, Association Manager

STATE OF TEXAS

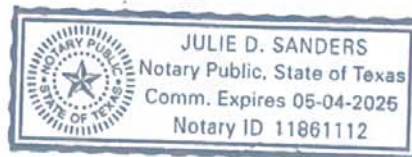
COUNTY OF JEFFERSON

This instrument was acknowledged before me on the 13th day of February, 2025 by
Gabriel Sandoval, Association Manager with Heritage Estates Homeowners Association, a Texas
non-profit corporation, on behalf of said entity.



Notary Public, State of Texas

When recorded return to:
Gabriel Sandoval
1419 N 20th St
Nederland TX 77627





VG-128-2025-4224

Jefferson County
Roxanne Acosta-Hellberg
Jefferson County Clerk

Instrument Number: 4224

Real Property

Recorded On: February 19, 2025 08:28 AM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$29.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

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.

File Information:

Document Number: 4224
Receipt Number: 20250219000016
Recorded Date/Time: February 19, 2025 08:28 AM
User: Jocelyn G
Station: CCLERK50

Record and Return To:

GABRIEL SANDOVAL
IR



STATE OF TEXAS
Jefferson County

I hereby certify that this Instrument was filed in the File Number sequence on the date/time
printed hereon, and was duly recorded in the Official Records of Jefferson County, Texas

Roxanne Acosta-Hellberg
Jefferson County Clerk
Jefferson County, TX