

MANAGEMENT CERTIFICATE
OF
NEWPORT GROVE COMMUNITY ASSOCIATION, INC.

The undersigned, being an officer of Newport Grove Community Association, Inc., a Texas nonprofit corporation (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Newport Grove.
2. The name of the Association: Newport Grove Community Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All of that certain real property located in Harris County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for Newport Grove, recorded under Document No. RP-2025-105650 in the Official Public Records of Harris County, Texas, as may be amended from time to time (the "Declaration"), and which is more particularly described on Exhibit "A" attached to the Declaration.
4. The recording data for the Declaration and any amendments thereto: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Newport Grove Community Association, Inc.; 3250 Briarpark Dr., Suite 300, Houston, Texas 77042.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

| | |
|------------------|---|
| Name: | Crest Management Company |
| Attn: | Carolyn Bonds |
| Mailing Address: | 17171 Park Row, Suite 310 Houston, Texas 77084 |
| Tel.: | 281-945-4625 |
| Email: | info@crest-management.com |

7. Website to access the Association's dedicatory instruments:
www.crest-management.com
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment: \$750.00

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NEWPORT GROVE COMMUNITY ASSOCIATION, INC.
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Resale Certificate Fee: \$375.00

Resale Certificate Update: No charge for 30 days, \$75 for 180 days

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

Refinance Statement of Account (Transfer Fee): \$75.00

RUSH FEE: \$100.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

This Certificate is effective as of the 5th day of May, 2025.

**NEWPORT GROVE COMMUNITY ASSOCIATION,
INC.,** a Texas nonprofit corporation

By: _____

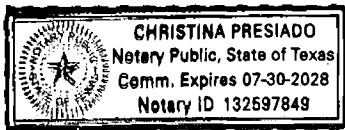
Name: Roxanne Rocha

Title: President

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

This instrument was acknowledged before me on the 5th day of May, 2025,
by Roxanne Rocha, President of Newport Grove Community Association, Inc., a Texas nonprofit
corporation, on behalf of said nonprofit corporation.

[SEAL]



Notary Public Signature

AFTER RECORDING RETURN TO:
KRISTI E. STOTTS, ESQ.
WINSTEAD PC
600 W. 5TH STREET, SUITE 900
AUSTIN, TEXAS 78701
EMAIL: KSTOTTS@WINSTEAD.COM

NEWPORT GROVE COMMUNITY ASSOCIATION, INC.
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4868-4185-4205v.1 52970-68

RP-2025-182601

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Newport Grove, recorded under Document No. RP-2025-105650, Official Public Records of Harris County, Texas, as may be amended from time to time.
2. Newport Grove Community Manual, recorded under Document No. RP-2025-129935, Official Public Records of Harris County, Texas, as amended by that Newport Grove First Amendment to Community Manual, recorded under Document No. RP-2025-180636, Official Public Records of Harris County, Texas.
3. Newport Grove Adoption of Working Capital, recorded under Document No. RP-2025-129917, Official Public Records of Harris County, Texas.

NEWPORT GROVE COMMUNITY ASSOCIATION, INC.
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RP-2025-182601
Pages 5
05/14/2025 02:14 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$37.00

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-2025-182601