

Hidalgo County
Arturo Guajardo Jr.
County Clerk
Edinburg, Texas 78540

Document No: 3334623

Billable Pages: 2

Recorded On: April 22, 2022 09:18 AM

Number of Pages: 3

*****Examined and Charged as Follows*****

Total Recording: \$ 40.00

*****THIS PAGE IS PART OF THE DOCUMENT*****

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.

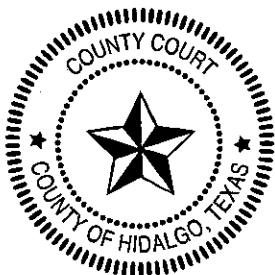
File Information:

Document No: 3334623
Receipt No: 20220422000060
Recorded On: April 22, 2022 09:18 AM
Deputy Clerk: Tania Rivera
Station: CH-1-CC-K23

Record and Return To:

Corporation Service Company
919 North 1000 West

Logan UT 84321



STATE OF TEXAS
COUNTY OF HIDALGO

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 Hidalgo County, Texas.

Arturo Guajardo Jr.
County Clerk
Hidalgo County, Texas

PEP-RID OWNERS ASSOCIATION INC MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **PEP-RID OWNERS ASSOCIATION INC** (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: PEPPER RIDGE ESTATES

Name of the Association: PEP-RID OWNERS ASSOCIATION INC

Recording Data for Association:

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

(a) Vol. 55, Page 64-65

Recording Data for Restrictions:

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

(a) Declaration of Covenants, Conditions and Restrictions. Doc 20081875084.

(b) Amendment to Building Restrictions. Doc 20091962793.

(c) First Amendment to the Bylaws. Doc 2702965.

(d) Supplementation to Building Restrictions. Doc 20091890791.

Name and Mailing Address of the Association

PEP-RID OWNERS ASSOCIATION INC
c/o Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258

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

Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258
210-545-1888
AHInfo@associa.us

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: \$45

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 1 day of January, 2022

PEP-RID OWNERS ASSOCIATION INC, acting by and through its
managing agent, Professional Community Management



Alex Rix, Professional Community Management President

STATE OF TEXAS §
 §
COUNTY OF Hidalgo §

This instrument was acknowledged before me on the 1st day of January, 2022 by Alex Rix, President with Professional Community Management, the managing agent for PEP-RID OWNERS ASSOCIATION INC, a Texas nonprofit corporation, on behalf of such corporation.



Notary Name
Notary Public, State of Texas

When recorded return to:
Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258

