

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR
MUESCHKE ROAD CYPRESS LANDING HOMEOWNERS ASSOCIATION, INC.**

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

Mueschke Road Cypress Landing Homeowners Association, Inc., a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Management Certificates, as follows:

- (1) The name of the subdivision is: Cypress Landing East.
- (2) The name of the association is: Mueschke Road Cypress Landing Homeowners Association, Inc.
- (3) The subdivision is recorded in the Map and Plat Records of Harris County, Texas, along with any amendments, supplements or replats thereto, as follows:
 - (a) Cypress Landing East, Section 1, under Clerk's File No. 20070143437;
 - (b) Cypress Landing East, Section 2, under Clerk's File No. 20070143438;
 - (c) Cypress Landing East, Section 3, under Clerk's File No. 20100094170;
 - (d) Cypress Landing East, Section 4, under Clerk's File No. 20100094179;
 - (e) Cypress Landing East, Section 5, under Clerk's File No. 20100440960;
 - (f) Cypress Landing East, Section 6, under Clerk's File No. 20140321110;
 - (g) Cypress Landing East, Section 7, under Clerk's File No. 20120131019;
 - (h) Cypress Landing East, Section 8, under Clerk's File No. 20130046335;
 - (i) Cypress Landing East, Section 9, under Clerk's File No. 20130046336;
 - (j) Cypress Landing East, Section 10, under Clerk's File No. 20140274601;
 - (k) Cypress Landing East, Section 11, under Clerk's File No. 20150153130;
 - (l) Cypress Landing East, Section 12, under Clerk's File No. 20150513204.

(4) The Declarations for the Association are recorded in the Real Property Records of Harris County, Texas, along with any amendments, supplements and annexations thereto, as follows:

- (a) Declaration of Covenants, Conditions and Restrictions for Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20070250979;
- (b) Affidavit Correcting Scrivner's Errors, under Clerk's File No. 20070397090;
- (c) First Amendment to Declaration of Covenants, Conditions and Restrictions for Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20150410670;
- (d) Supplemental Declaration Providing for Annexation Cypress Landing Sec. 3 Into for Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20100222064;
- (e) Supplemental Declaration Providing for Annexation Cypress Landing Sec. 4 Into Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20100222063;
- (f) Supplemental Declaration Providing for Annexation Cypress Landing Sec. 5 Into Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20110010563;
- (g) Supplemental Declaration of Covenants, Conditions and Restrictions for Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20140395317 (*annexing Cypress Landing East Sect. 10 and Cypress Landing East Sec. 6*);
- (h) Supplemental Declaration Providing for Annexation Cypress Landing Sec. 7 Into Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20120258957;
- (i) Supplemental Declaration Providing for Annexation Cypress Landing Sec. 8 Into Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20130093740;
- (j) Supplemental Declaration Providing for Annexation Cypress Landing Sec. 9 Into Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20130093723;
- (k) Supplemental Declaration of Covenants, Conditions and Restrictions for Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. 20150311553 (*annexing Cypress Landing East Sect. 11*);

(l) Supplemental Declaration to Declaration of Covenants, Conditions and Restrictions for Mueschke Road Cypress Landing Homeowners Association, Inc., under Clerk's File No. RP-2016-148465 (*annexing Cypress Landing East Sec. 12*).

(5) The name and mailing address of the Association is: Mueschke Road Cypress Landing Homeowners Association, Inc., c/o Crest Management Company, 17171 Park Row, Ste. 310, Houston, Texas 77084.

(6) The name, mailing address, telephone number, and email address of the Association's Designated Representative is:

- (a) Crest Management Company;
- (b) 17171 Park Row, Ste. 310, Houston, Texas 77084;
- (c) (281) 579-0761;
- (d) info@crest-management.com

(7) The Association's website address is:

<https://www.crest-management.com/Communities/Mueschke-Road-Cypress-Landing-Homeowners-Associati>

(8) The following fees are charged by the Association relating to a property transfer in the Subdivision:

- (a) Resale Certificate Fee: \$375.00;
- (b) Resale Certificate Update:
 - a. no charge within 30 days of original,
 - b. within 30-180 days of original: \$75.00,
 - c. (a new Resale Certificate must be purchased after 180 days);
- (c) Certified Statement of Account (Transfer Fee): \$295.00;
- (d) Refinance Statement of Account: \$75.00;
- (e) RUSH FEE: \$100.00
(for documents that need to be provided in less than 3 business days);

(9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

SIGNED THIS 27 DAY OF February, 2023.

By: Carolyn Bonds, Carolyn Bonds, PCAM
on behalf of Crest Management Company, AAMC,
Managing Agent for Mueschke Road Cypress Landing
Homeowners Association, Inc.

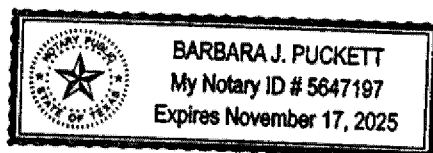
STATE OF TEXAS §
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COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Carolyn Bonds, PCAM, of Crest Management Company, AAMC, Managing Agent for Mueschke Road Cypress Landing Homeowners Association, Inc., and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this the 27th day of February, 2023.

Barbara J. Puckett
Notary Public, State of Texas

E-RECORDED BY:
HOLTTOLLETT, P.C.
9821 Katy Freeway, Suite 350
Houston, Texas 77024



RP-2023-74413
Pages 5
03/03/2023 01:18 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$30.00

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-2023-74413