



Hickory Creek Homeowners' Association, Inc MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Hickory Creek Homeowners' 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: Hickory Creek Homeowners' Association, Inc.
Hickory Creek, Section One (1)
Hickory Creek, Section Two (2)
Hickory Creek, Section Three (3)

Name of the Association: Hickory Creek Homeowners' Association, Inc.

Recording Data for Association:

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

- (a) Hickory Creek Section One (1): Slides 00569, Instrument # 1173359, Map Records for Fort Bend County
- (b) Hickory Creek Section One (1) P/R/P: Slides 01243, Instrument # 1173365 Map Records for Fort Bend County
- (c) Hickory Creek Section One (1) P/R: Slides 00842, Instrument # 1173366 Map Records for Fort Bend County
- (d) Hickory Creek Section Two (2): Slides 1359B, Instrument # 1171562 Map Records for Fort Bend County
- (e) Hickory Creek Section Three (3): Slides 1360A, Instrument # 1171563 Map Records for Fort Bend County
- (f) Hickory Creek Section One (1): Instrument # 9316725 Map Records for Fort Bend County
- (g) Hickory Creek Section Two (2): Instrument # 9482116 Map Records for Fort Bend County
- (h) Hickory Creek Section Three (3): Instrument # 9482117 Map Records for Fort Bend County
- (i) Hickory Creek Section One (1) Replat: Instrument # 8632168 Map Records for Fort Bend County

Recording Data for Restrictions:

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

- (a) Amendment to By-Laws in Regard to Board of Director Terms, under Fort Bend County Clerk's File No. 2017120274, along with any amendments or supplements thereto;
- (b) Dedicatory Instrument for Hickory Creek Homeowners' Association. under Fort Bend County Clerk's File No. 2012031309, along with any amendments or supplements thereto;
- (c) Dedicatory Instrument for Hickory Creek Homeowners' Association. under Fort Bend County Clerk's File No. 2003121466, along with any amendments or supplements thereto;
- (d) Declaration of Covenants, Conditions and Restrictions for Hickory Creek, Sections Two and Three. under Fort Bend County Clerk's File No. 9505404 along with any amendments or supplements thereto;
- (e) First Amendment to Declaration of Covenants, Conditions and Restrictions, under Fort Bend County Clerk's File No. 84028874 along with any amendments or supplements thereto;

- (f) Declaration of Covenants, Conditions and Restrictions for Hickory Creek, under Fort Bend County Clerk's File No. 9450523 along with any amendments or supplements thereto;
- (g) Second Amendment to Declaration of Covenants, Conditions and Restrictions, under Fort Bend County Clerk's File No. 8558044 along with any amendments or supplements thereto;
- (h) Third Amendment to Declaration of Covenants, Conditions and Restrictions, under Fort Bend County Clerk's File No. 8607547 along with any amendments or supplements thereto;
- (i) Fourth Amendment to Declaration of Covenants, Conditions and Restrictions, under Vol. 1910, pg 356, et seq., in the real property records of Fort Bend County, Texas
- (j) The Annexation Agreement, Hickory Creek, Section Two and Three, under Fort Bend County Clerk's File No. 9505405 along with any amendments or supplements thereto;

Name and Mailing Address of the Association

Hickory Creek Homeowners' Association, Inc.
c/o Houston Community Management
18333 Egret Bay Blvd #305
Houston, Texas 77058

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

Houston Community Management
18333 Egret Bay Blvd #305
Houston, Texas 77058
832-864-1200
customerservice@houcomm.com

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: \$95

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 20 day of September 2023

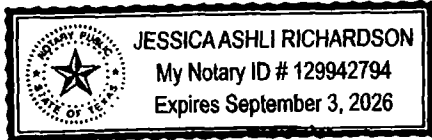
Hickory Creek Homeowners' Association, Inc.
acting by and through its managing agent, Houston Community
Management



Tracy Downs, Branch President

STATE OF TEXAS §
COUNTY OF Fort Bend §

This instrument was acknowledged before me on the 20 day of September 2023 by Tracy Downs, Branch President with Houston Community Management, the managing agent for Hickory Creek Homeowners' Association, Inc., a Texas nonprofit corporation, on behalf of such corporation.



A handwritten signature in black ink that reads "Jessica Richardson". The signature is written over a horizontal line.

Jessica Richardson
Notary Public, State of Texas

When recorded return to:
Houston Community Management
18333 Egret Bay Blvd #305
Houston, Texas 77058