



Address: 83 Ember Pines Ct

### HOMEOWNERS/PROPERTY OWNERS ASSOCIATION PROFILE SHEET

DATE UPDATED 1/8/2020

Are there multiple Associations concerning the same Condo/Subdivision?  Yes  No  
*(If yes attach a separate form for each HOA/POA)*

Recorded name of HOA/POA: Windsor Hill Home Owners Association, Inc

Type of HOA/POA:  Condominium  Subdivision  Other \_\_\_\_\_  
 Includes Planned Unit Development Ownership

Membership mandatory?  Yes  No

Is Condominium/Subdivision located in Municipal Utility District?  Yes  No

If yes, list name of MUD: MUD 67

If this is a condominium community, is it:  Original Development  Apartment conversion  Other

Is Condominium:  VA Approved  FHA Approved

If Condominium - Is a "Right of First Refusal" required by the association?  Yes  No

Association Fee \$ 195 Payable:  Monthly  Quarterly  Yearly

Transfer Fee \$ 0 Mandatory Deposits of any kind due at closing?  Yes  No

Resale Certificate Neighborhood Docs Fee \$ 0

Payable by:  Buyer  Seller

Are there any fees/assessments/special assessments of any kind?  Yes  No

If yes, what are they? \_\_\_\_\_

Name of HOA/POA Management Co.: LEAD Association Management

Physical Address: 13231 Champion Forest Drive, Suite 112 Houston, Texas, 77 Website: www.lead-inc.com

Contact Person: \_\_\_\_\_ Phone: (281) 857-6027 Email: csm@lead-inc.com

#### Amenities/Services provided by the HOA/POA

Check all that apply:

- |   |   |   |  |  |
|---|---|---|--|--|
| <input checked="" type="checkbox"/> Swimming Pool | <input type="checkbox"/> Basketball Court         | <input checked="" type="checkbox"/> Party/Meeting Rm. | <input type="checkbox"/> Fire Protection | <input checked="" type="checkbox"/> Other: _____ |
| <input checked="" type="checkbox"/> Hot Tub       | <input type="checkbox"/> Baseball Court           | <input type="checkbox"/> Gas                          | <input type="checkbox"/> Pest Control    | <u>Privacy Fence</u>                             |
| <input type="checkbox"/> Sauna                    | <input type="checkbox"/> Volleyball Court         | <input type="checkbox"/> Electricity                  | <input type="checkbox"/> Garbage Pickup  | <u>Sprinkler System</u>                          |
| <input checked="" type="checkbox"/> Club House    | <input type="checkbox"/> Soccer Field             | <input type="checkbox"/> Water                        | <input type="checkbox"/> Electronic Gate | <u>Ext House Painting</u>                        |
| <input type="checkbox"/> BBQ/Picnic Area          | <input checked="" type="checkbox"/> Jogging Trail | <input checked="" type="checkbox"/> Grounds Maint.    | <input type="checkbox"/> Guarded Gate    | <u>Front Door Mtce</u>                           |
| <input type="checkbox"/> Playground               | <input type="checkbox"/> Park                     | <input type="checkbox"/> Street Maint.                | <input type="checkbox"/> Guard/Patrol    | _____  |
| <input type="checkbox"/> Tennis Court             | <input checked="" type="checkbox"/> Exercise Rm.  | <input checked="" type="checkbox"/> Ext. Home Maint.  | <input type="checkbox"/> Security        | _____  |

*Information is deemed reliable but not guaranteed. Buyer should independently verify before relying there on.*