

Resale Certificate/Statement of Account
Community Association of Champion Woods Estate Inc.
Chaparral Management Company LLC

Property Information:

0 Res C Blk 1
 Spring, TX 77379
 Seller: Resource One Credit Union
 Buyer: Ratnakar Mulpuri

Requestor:

Fidelity National Title
 Deanna Smith
 281-671-5580
 Estimated Closing Date: 12-05-2022

General Information

This information is good through	12/12/2022
County:	Harris
Is this property subject to a right of first refusal or other restraint contained in the restrictions or restrictive covenants that restricts the owner's right to transfer the owner's property?	No
Do the restrictions allow foreclosure of the Association's lien on the Property for failure to pay assessments?	Yes
Is this account in collections?	No
The regular assessment is paid through:	
The regular assessment is next due:	01/01/2023
What day of the month are regular assessments due?	January 1st
How many days after the due date is the regular assessment considered delinquent?	
The penalty for delinquent assessments is:	

Specific Fees Due To Community Association of Champion Woods Estate Inc.

Assessment Data:	
2023 Annual Assessment (Frequency: Annually)	\$897.97
Are there any current special assessments or governing body approved special assessments, against units within the association? If yes, a comment is provided.	No
Owner's current balance due (you may total the owners balance due using the breakdown below):	\$897.97

General Association Information

Are there any violations against this unit?	No
Has the Board received notice from a governmental authority concerning violations of health or building codes with respect to the Property or any common areas or common facilities owned or leased by the Association?	No
Is the association or the developer (if the project has not been turned over to the homeowners association) involved in any current or pending litigation? If yes, a comment is required. (Do not include neighbor disputes or rights of quiet enjoyment, litigation where the claim amount is known and the insurance carrier will provide defense and coverage, or where the HOA is named as a plaintiff in a foreclosure action or to collect past due assessments).	No
Amount of unsatisfied judgments against the association:	0.00
Total amount of capital expenditures approved by the association for the current fiscal year:	See Budget.



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Amount of reserves for capital expenditures:

See Financial Documents.

Insurance Information

Insurance broker's or agent's company name:

Brady, Chapman,
Holland & Associates

Identify the insurance agent's name:

Jeff Brady

Insurance agent's phone number:

713-688-1500

Insurance agent's fax number:

713-688-7967

Insurance agent's email address:

ehoacerts@bch-
insurance.com

Jill Berry

Jill Berry, New Homeowner Coordinator

Date: 11-21-2022

Chaparral Management Company LLC

Phone: 281-537-0957



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Comments:

2023 Annual Assessment \$897.97 Due
Please collect \$275.00 for Transfer/Administrative Fee.

MUST BE SEPARATE CHECKS! WE CANNOT PROCESS COMBINED CHECKS !!!

This Quote is good for a period of 21 days only



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Fee Summary

Amounts Prepaid

Legal Fee-Preparation	\$50.00
Limited Closing Package	\$495.00
Convenience Fee	\$7.95
Total	\$552.95

Fees Due to Chaparral Management Company LLC

Administration Fee	\$275.00
Total	\$275.00

Fees Due to Community Association of Champion Woods Estate Inc.

Owner Current Balance	\$897.97
Total	\$897.97



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281-671-5580
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PLEASE RETURN THIS FORM WITH YOUR CHECK AND CERTIFIED COPIES OF THE CLOSING DISCLOSURE FORM (FORMERLY THE HUD-1 FORM) AND THE GRANT OR WARRANTY DEED. PLEASE INDICATE CONFIRMATION NUMBER 7DCQVCSB4 ON THE CHECK TO ENSURE PAYMENT IS CREDITED PROPERLY.

Fees Due to Chaparral Management Company LLC

Administration Fee	\$275.00
Total	\$275.00

Fees Due to Community Association of Champion Woods Estate Inc.

Owner Current Balance	\$897.97
Total	\$897.97

Include this confirmation number 7DCQVCSB4 on the check for \$275.00 payable to and send to the address below.

Chaparral Management Company LLC
P.O. Box 681007
Houston, TX 77268

Include this confirmation number 7DCQVCSB4 on the check for \$897.97 payable to and send to the address below.

Community Association of Champion Woods Estate Inc.
P.O. Box 681007
Houston, TX 77268



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Fidelity National Title
Deanna Smith
20445 State Highway 249, Suite 110
Houston, TX 77070
281-671-5580
deanna.smith@fnf.com

Closing Information

File/Escrow Number:
Estimated Close Date: 12-05-2022
HomeWiseDocs Confirmation #: 7DCQVCSB4

Sales Price:
Closing Date:
Is buyer occupant? No

Status Information

Date of Order: 11-17-2022
Board Approval Date:
Order Completion Date: 11-21-2022
Date Paid: 11-17-2022

Order Retrieved Date:
Inspection Date:

Community Manager Information

Company: Chaparral Management Company LLC
Completed By: Jill Berry
Primary Contact: Jill Berry
Address:
P.O. Box 681007
Houston, TX 77268
Phone: 281-537-0957
Fax: 281-537-0312
Email: jberry@chaparralmanagement.com

