



HOMEOWNERS/PROPERTY OWNERS ASSOCIATION PROFILE SHEET

DATE UPDATED 12/30/2023

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

Recorded name of HOA/POA: Pendleton Harbor

Type of HOA/POA: [ ] Condominium [x] Subdivision [ ] Other
[ ] Includes Planned Unit Development Ownership

Membership mandatory? [x] Yes [ ] No

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

If yes, list name of MUD:

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 [x] No

Association Fee \$112.50 Payable: [ ] Monthly [x] Quarterly [ ] Yearly

Transfer Fee \$10 each closing Mandatory Deposits of any kind due at closing? [x] Yes [ ] No

Resale Certificate Neighborhood Docs Fee \$ N/A

Payable by: [ ] Buyer [ ] Seller

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

If yes, what are they?

Name of HOA/POA Management Co.: Pendleton Harbor POA

Physical Address: 200 Sand Dollar Dr, Hemphill, TX 75948 Website:

Contact Person: Phone: 409-625-4813 Email: phpoa@windstream.net

Amenities/Services provided by the HOA/POA

Check all that apply:

- [ ] Swimming Pool [ ] Basketball Court [ ] Party/Meeting Rm. [ ] Fire Protection [x] Other: 9 Par Golf Course
[ ] Hot Tub [ ] Baseball Court [ ] Gas [ ] Pest Control Boat Launches (2)
[ ] Sauna [ ] Volleyball Court [ ] Electricity [ ] Garbage Pickup Covered Pavillion @
[ ] Club House [ ] Soccer Field [ ] Water [ ] Electronic Gate Lake parks (2)
[x] BBQ/Picnic Area [ ] Jogging Trail [ ] Grounds Maint. [ ] Guarded Gate
[ ] Playground [x] Park [ ] Street Maint. [ ] Guard/Patrol
[ ] Tennis Court [ ] Exercise Rm. [ ] Ext. Home Maint. [ ] Security

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