## PROPERTY OWNERS' ASSOCIATION

## MANAGEMENT CERTIFICATE HARBOR POINT ASSOCIATION INC.

The undersigned certifies that he is the duly appointed and acting President of TXMGMT, LLC., the managing agent for HARBOR POINT ASSOCIATION INC. (the "Association"). The Association is the property owners' association for Harbor Point, a residential subdivision in Montgomery County, Texas. This Management Certificate is filed by the Association pursuant to Section 209.004 of the TEXAS PROPERTY CODE.

Name of Subdivisions:

Harbor Point

Name of Association:

• Harbor Point Association Inc.

Recording Data for the Subdivision:

- Harbor Point, Section One Cabinet B, Sheet 53A, Map Records of Montgomery County, Texas
- *Harbor Point Partial Replat A* Cabinet B, Sheet 57B, Map Records, Montgomery County, Texas
- *Harbor Point Partial Replat B* Cabinet B, Sheet 124B, Map Records, Montgomery County, Texas

Recording Data for the Restrictions:

• Declaration of Covenants and Restrictions Harbor Point (A Residential Subdivision) October 1996 – Clerk's File No. 96-71372, Official Records, Montgomery County, Texas

**Other Relevant Instruments:** 

- Articles of Incorporation Clerk's File No. 2014-038832,Official Records, Montgomery County, Texas
- *Bylaws (Amended May 2022)* Clerk's File No. 2022-067603, Official Records, Montgomery County, Texas
- Building Guidelines and Architectural Control Guidelines and Regulations Clerk's File No. 2014-106848, Official Records, Montgomery County, Texas
- **Building Application** Clerk's File No. 2001-005853,Official Records, Montgomery County, Texas
- *Fine Schedule* Clerk's File No. 2014-106849, Official Records, Montgomery County, Texas
- Payment Plan Policy Clerk's File No. 2014-106850, Official Records, Montgomery County, Texas

	2014-106852,Official Records, Montgomery County, Texas
Website:	• www.harborpointhoa.com
Transfer Fees:	• \$300.00/unit to TXMGMT, LLC.  If closing delays or seller or sellers agent require revision to any of the above documents, a change fee of \$100.00 per delay, which fees shall be paid by the seller/grantor of the unit.
Mailing Address of the Association:	Harbor Point Association, Inc. c/o TXMGMT, LLC. P. O. Box 9184 The Woodlands, TX 77387-9184
Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or Designated Representative:	Juan Galvan TXMGMT, LLC. P. O. Box 9184 The Woodlands, TX 77387-9184 Tel: 832-910-7525 Email: service@txmgmt.com
Signed this day of June, 2022.	TXMGMT, LLC.
	JIM FATIUK, President
STATE OF TEXAS §	
STATE OF TEXAS \$ \$ COUNTY OF MONTGOMERY \$	
	ged before me on the day of June, 2022, by JIM the managing agent for HARBOR POINT ASSOCIATION ehalf of said corporation.
AFTER RECORDING RETURN TO: BRYAN P. FOWLER	Notary Public - State of Texas

Texas

• *Records Production Policy* – Clerk's File No. 2014-106851, Official Records, Montgomery County,

• Records Retention Schedule - Clerk's File No.

The Fowler Law Firm 505 West Davis Conroe, Texas 77301