

MANAGEMENT CERTIFICATE  
FOR  
NORTHMEAD VILLAGE COMMUNITY ASSOCIATION, INC.

THE STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS           §

The undersigned, being the Authorized Managing Agent for NORTHMEAD VILLAGE COMMUNITY ASSOCIATION, INC., a non-profit corporation (the "Association") organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any prior Management Certificate filed by the Association:

1. Name of the Subdivision: Northmead Village, Section One and Copperfield Northmead Village, Sections Two and Three
2. Name of the Association: Northmead Village Community Association, Inc.
3. Recording Data for the Subdivision:
  - (a) Northmead Village, Section One, an addition in Harris County, Texas, according to the map or plat thereof recorded in the Map Records of Harris County, Texas, under Volume 288, Page 74, along with any replats or amendments thereto;
  - (b) Copperfield Northmead Village, Section Two, an addition in Harris County, Texas, according to the map or plat thereof recorded in the Map Records of Harris County, Texas, under Volume 304, Page 84, along with any replats or amendments thereto;
  - (c) Lots 1-50, Block 40; Lots 1-74, Block 41; and Lots 30-57, Block 42, in Copperfield Northmead Village, Section Three, an addition in Harris County, Texas, according to the map or plat thereof recorded in the Map Records of Harris County, Texas, under Volume 311, Page 82, along with any replats or amendments thereto.
4. Recording Data for the Declaration:
  - (a) Declaration of Covenants, Conditions and Restrictions for Northmead Village, Section One recorded under Clerk's File No. G140051 in the Real Property Records of Harris County, Texas;

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- (b) First Amendment to Declaration of Covenants, Conditions and Restrictions for Northmead Village, Section One, filed in the Real Property Records of Harris County, Texas, at Clerk's Film Code No. 142-97-1491;
- (c) Annexations to Declaration filed in the Real Property Records of Harris County, Texas, under Clerk's File No. H249068;
- (d) Annexations to Declaration filed in the Real Property Records of Harris County, Texas, under Clerk's File No. H796544;

5. Name and Mailing Address of the Association:

Northmead Village Community Association, Inc.  
 c/o Graham Management  
 2825 Wilcrest Drive, Suite 600  
 Houston, Texas 77042

6. Name, Mailing Address, telephone number, and e-mail address of the Person Managing the Association or the Association's Designated Representative:

Graham Management  
 Tracy Graham  
 2825 Wilcrest Drive, Suite 600  
 Houston, Texas 77042  
 Telephone: (713) 334-8000  
 Email: graham@grahammanagementhouston.com

7. The Website Address of the Website on which the Association's Dedicatory Instruments are available in accordance with Section 207.006 of the Texas Property Code:

[www.grahammanagementhouston.com](http://www.grahammanagementhouston.com)

8. The Amount and Description of Fees Charged by the Association Relating to a Property Transfer in the Subdivision:

Resale Fee	\$375
Resale Update	\$ 75
Transfer Fee	\$300
Refinance Fee	\$275
Payoff Request	\$125
Rush Fee	\$150
DRV Inspection	\$250

Executed on this 17<sup>th</sup> day of August, 2021.

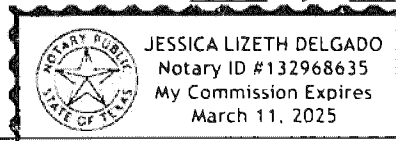
~~Northmead Village Community Association, Inc.~~

By: [Signature]  
Tracy Graham, Manager for Graham  
Management, Authorized Managing  
Agent

THE STATE OF TEXAS           §  
  §  
COUNTY OF HARRIS         §

BEFORE ME, the undersigned authority, on this day personally appeared Tracy Graham, Property Manager for Graham Management, as the Authorized Managing Agent of Northmead Village Community Association, Inc., a Texas non-profit corporation, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that she executed the same for the purposes and consideration therein expressed, in the capacity therein stated, and as the act and deed of said corporation.

GIVEN UNDER MY HAND AND SEAL OF OFFICE this 17<sup>th</sup> day of August, 2021.



[Signature]  
Notary Public in and for the State of Texas

AFTER RECORDING RETURN TO:  
BARTLEY & SPEARS, P.C.  
2002 W Grand Parkway N, Ste. 150  
Katy, Texas 77449

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# Pages 4  
08/25/2021 10:15 AM  
e-Filed & e-Recorded in the  
Official Public Records of  
HARRIS COUNTY  
TENESHIA HUDSPETH  
COUNTY CLERK  
Fees \$26.00

RECORDERS MEMORANDUM

This instrument was received and recorded electronically and any blackouts, additions or changes were present at the time the instrument was filed and recorded.

Any provision herein which restricts the sale, rental, or use of the described real property because of color or race is invalid and unenforceable under federal law.

THE STATE OF TEXAS  
COUNTY OF HARRIS

I hereby certify that this instrument was FILED in File Number Sequence on the date and at the time stamped hereon by me; and was duly RECORDED in the Official Public Records of Real Property of Harris County, Texas.



*Teneshia Hudspeth*  
COUNTY CLERK  
HARRIS COUNTY, TEXAS

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