

WESTGATE HOMEOWNERS' ASSOCIATION, INC.
PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE

STATE OF TEXAS §
 §
COUNTY OF HARRIS §

WESTGATE HOMEOWNERS' ASSOCIATION, INC., a Texas non-profit corporation, files this Property Owners Association Management Certificate, pursuant to §209.004 of the Texas Property Code, to supersede all prior Management Certificates, as follows:

- (1) The name of the subdivision is Westgate.
- (2) The name of the association is Westgate Homeowners' Association, Inc.
- (3) The subdivision is recorded in the Map Records of Harris County, Texas, as follows:
 - a. Westgate, Section One, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. T604827;
 - b. Westgate, Section Two, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. T604829;
 - c. Westgate, Section Three, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. U724512;
 - d. Westgate, Section Four, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. V097114;
 - e. Westgate, Section Five, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. W025187;
 - f. Westgate, Section Six, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. W025189;
 - g. Westgate, Section Seven, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. X233368;
 - h. Westgate, Section Eight, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. 20090175679;
 - i. Westgate, Section Nine, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. Y919064;

RP-2021-537828

- RP-2021-537828
- j. Westgate, Section Ten, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. Y996634;
 - k. Westgate, Section Eleven, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. Z109182;
 - l. Westgate, Section Twelve, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. Z109187;
 - m. Westgate, Section Thirteen, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. Z109193;
 - n. Westgate, Section Fourteen, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. Z449894;
 - o. Westgate, Section Fifteen, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. 20070490176;
 - p. Westgate, Section Sixteen, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. 20070278774;
 - q. Westgate, Section Seventeen, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. 20080181600 (replatted at Clerk's File No. 20090279524);
 - r. Westgate, Section Eighteen, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. 20100198255;
 - s. Westgate, Section Nineteen, an addition in Harris County, Texas, according to the Map or Plat thereof, recorded at Clerk's File No. 20100198261.

(4) The recording data for the declaration and any amendments to the declaration are recorded in the Real Property Records of Harris County, Texas, as follows:

- a. Declaration of Covenants, Conditions, Restrictions and Easements for Westgate Subdivision, under Clerk's File No. T784481;
- b. First Amendment to the Declaration of Covenants, Conditions, Restrictions and Easements for Westgate Subdivision, under Clerk's File No. U726470;
- c. Second Amendment to the Declaration of Covenants, Conditions, Restrictions and Easements for Westgate Subdivision, under Clerk's File No. V246566;
- d. Third Amendment to the Declaration of Covenants, Conditions, Restrictions and Easements for Westgate Subdivision, under Clerk's File No. W058854;

- e. Fourth Amendment to the Declaration of Covenants, Conditions, Restrictions and Easements for Westgate Subdivision, under Clerk's File No. X271464;
- f. First Supplement to Declaration of Covenants, Conditions, Restrictions and Easements, under Clerk's File No. Z130336;
- g. Second Supplement to Declaration of Covenants, Conditions, Restrictions and Easements, under Clerk's File No. Z285065;
- h. Third Supplement to Declaration of Covenants, Conditions, Restrictions and Easements, under Clerk's File No. 20060065657;
- i. Fourth Supplement to Declaration of Covenants, Conditions, Restrictions and Easements, under Clerk's File No. 20070527774;
- j. Fifth Supplement to Declaration of Covenants, Conditions, Restrictions and Easements, under Clerk's File No. 20080229447;
- k. Sixth Supplement to Declaration of Covenants, Conditions, Restrictions and Easements, under Clerk's File No. 20090378902;
- l. Seventh Supplement to Declaration of Covenants, Conditions, Restrictions and Easements, under Clerk's File No. 20100323654.

(5) The name and mailing address of the Association is:

Westgate Homeowners' Association, Inc.
c/o Inframark Management Services
2002 West Grand Parkway North, Suite 100
Katy, Texas 77449.

(6) The name, mailing address, telephone number, and email address of the Association's

Designated Representative is:

- a. Inframark Management Services;
- b. 2002 West Grand Parkway North, Ste. 100, Katy, Texas 77449;
- c. (281) 870-0585;
- d. Customercare@inframark.com.

(7) The Association's website address is: <https://westgatehoa.nabrnetwork.com>

(8) The following fees are charged by the Association relating to a property transfer in the Subdivision:

- a. Private Transfer Fee: \$300.00;
- b. Resale Certificate Fee: \$350.00;
- c. Refinance Fee: \$75.00.
- d. Rush Fees:
 - i. One Day Rush: \$185.00;
 - ii. Three Day Rush: \$150.00;
 - iii. Five Day Rush: \$125.00.

(9) Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the Subdivision and Association, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate is not an exhaustive list of dedicatory instruments and/or governing documents of the Subdivision or Association, and it does not purport to identify every publicly recorded document affecting the Subdivision or Association. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association. The Association's Dedicatory Instruments are available generally for viewing online at the above listed web address, however the documents listed there also do not purport to identify every publicly recorded document affecting the Subdivision or Association.

SIGNED THIS 14 DAY OF Sept., 2021.

By: [Signature], Managing Agent for Westgate Homeowners' Association, Inc., on behalf of Inframark Management Services.

Angela Bumann
Print Name

STATE OF TEXAS §
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COUNTY OF HARRIS §

BEFORE ME, the undersigned authority, on this day personally appeared Angela Bumann, of Inframark Management Services, Managing Agent for Westgate Homeowners' Association, Inc., and acknowledged to me that they executed the same for the purposes and in the capacity therein expressed.

Given under my hand and seal of office this the 14 day of Sept., 2021.



[Signature]
Notary Public, State of Texas

RP-2021-537828

RP-2021-537828
Pages 6
09/20/2021 02:22 PM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
TENESHIA HUDSPETH
COUNTY CLERK
Fees \$34.00

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

RP-2021-537828