

**CERTIFICATE OF RESOLUTION OF THE BOARD OF DIRECTORS
OF
KENSWICK HOMEOWNERS' ASSOCIATION**
(Relating to the Recovery of Costs and Postage for Deed Restriction Violation Notices)

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

I, Dick Sprouse, President of Kenswick Homeowners' Association (the "Association"), certify that at a meeting of Board of Directors of the Association (the "Board") duly called and held on the 23rd day of October, 2014, with at least a quorum of the Board members being present, and being duly authorized to transact business, the following Resolution was duly approved by a majority vote of the members of the Board:

RECITALS:

1. Section 204.010(a)(11) of the Texas Property Code authorizes the Association, acting through its Board, to collect reimbursement of actual attorney's fees and other reasonable costs incurred by the Association relating to violations of the subdivision's restrictions or the Association's bylaws and rules if notice and an opportunity to be heard are given;
2. The Board desires to adopt a policy regarding the recovery of reasonable costs incurred by the Association for deed restriction violation notices.

RESOLUTION:

BE IT RESOLVED, that the Board of Directors of the Association hereby adopts the following policy regarding the recovery of reasonable costs incurred by the Association for deed restriction violation notices:

1. After an owner receives a deed restriction violation notice from the Association that complies with §209.006 of the Texas Property Code and the owner fails to correct the violation(s) or request a hearing in accordance the timetable set forth in the statute, the owner shall be responsible to pay to the Association the Board-approved charge for the notice plus all reasonable mailing costs including postage.


This document is being recorded as
a COURTESY ONLY by Roberts
Markel Weinberg Butler Hailey PC,
without review and without liability,
express or implied.

ER 062 - 83 - 0750

EXECUTED on this the 23rd day of October, 2014.

Kenswick Homeowners' Association

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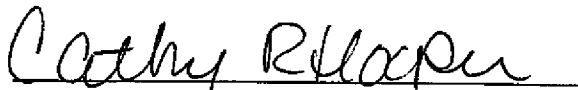
By: 
R.A. "Dick" Sprouse
President of Kenswick Homeowners' Association

THE STATE OF TEXAS §
 §
COUNTY OF HARRIS §

BEFORE ME, the undersigned notary public, on this day personally appeared Dick Sprouse, President of Kenswick Homeowners' Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he/she executed the same for the purpose and in the capacity therein expressed.

SUBSCRIBED AND SWORN TO BEFORE ME on this the 23rd day of October, 2014, to certify which witness my hand and official seal.




Notary Public - State of Texas

Return to:
Community Asset Management, Inc.
9802 F.M. 1960 Bypass-W., Ste. 210
Humble, TX 77338

ER 062 - 83 - 0751

ER 062 - 83 - 0752

20140494324
Pages 3
11/03/2014 11:55:55 AM
e-Filed & e-Recorded in the
Official Public Records of
HARRIS COUNTY
STAN STANART
COUNTY CLERK
Fees 20.00

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.



Stan Stanart

COUNTY CLERK
HARRIS COUNTY, TEXAS