

AFFIDAVIT FOR FILING DEDICATORY INSTRUMENTS

STATE OF TEXAS)
)
COUNTY OF BRAZORIA)

KNOW ALL BY THESE PRESENTS:

WHEREAS section 202.006 of the Texas Property Code requires that a property owners' association file its dedicatory instruments in the real property records of the county in which the property is located, and

WHEREAS the Palm Crest Homeowners Association is a property owners' association as the term is defined in the Texas Property Code and has property located in Brazoria County, Texas,

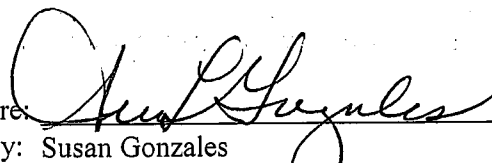
NOW THEREFORE, true copies of the following dedicatory instruments of the Palm Crest Homeowners Association which have not been previously filed in the public records of Brazoria County are attached hereto, including:

Resolution Amending Maintenance Charge Late Fee Approved October 15, 2014

FURTHER, other dedicatory instruments of the Palm Crest Homeowners Association have already been filed in the public records of Brazoria County and these documents supplement the previously filed documents.

SIGNED on this 15th day of December, 2014.

Signature: _____

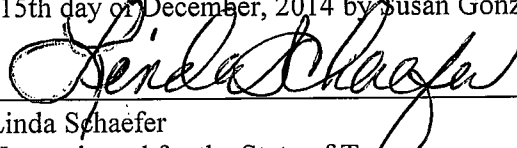


By: Susan Gonzales
Title: CKM Property Management, Managing Agent for
Palm Crest Homeowners Association

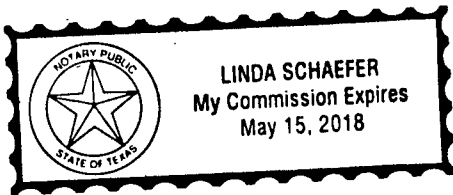
STATE OF TEXAS)
)
COUNTY OF BRAZORIA)

This instrument was acknowledged before me on this 15th day of December, 2014 by Susan Gonzales.

Signature: _____



By: Linda Schaefer
Title: Notary in and for the State of Texas
My commission expires on 05/15/18



Return to: C.K.M. Property Management, Inc.
P.O. Box 160
Tomball, TX 77377-0160

PALM CREST HOMEOWNERS ASSOCIATION

RESOLUTION AMENDING MAINTENANCE CHARGE LATE FEE

WHEREAS, the Board of Directors of the Palm Crest Homeowners Association, (the "Association"), held a Board of Directors meeting on the 15th day October, 2014; and

WHEREAS, the Board of Directors agreed to amend the procedure for Maintenance Charge Late Fee.

WHEREAS, during the course of business, a vote of the Board of Directors pursuant to the Association's Declaration of Covenants, Conditions and Restrictions was taken to approve the Maintenance Charge Late Fee policy attached hereto as Exhibit A; and

WHEREAS, upon review of the votes cast for the above proposal, it was determined that the attached policy of imposing a late fee for Maintenance Charge was passed by an unanimous vote of the Board of Directors present; NOW, THEREFORE,

BE IT RESOLVED, that the Association, acting by and through its Board of Directors, shall implement the attached policy outlining the imposition of late fee for Maintenance Charge for violation of its Declaration of Covenants, Conditions and Restrictions promulgated there from.


IN WITNESS WHEREOF, the undersigned have approved this Resolution the 15th day of October 2014.



Robin Crisp, President



Bob Lobaugh, Vice President



Sam Hanlon, Treasurer



Mark Child, Architectural Control

EXHIBIT A: Policy for Maintenance Charge Late Fee

The Palm Crest Board of Directors has adopted the following resolution per section 204.010 of the Texas Property Code :

Policy for Maintenance Charge Late Fee

If the Palm Crest Property Owners Association Maintenance Charge is not received by March 1st each year, then a \$25.00 Late Fee will be charged to Owner effective with the 2015 Maintenance Charge. Only one \$25.00 Late Fee is charged to the Owners account per calendar year.

Maintenance Charge Late Fee Schedule:

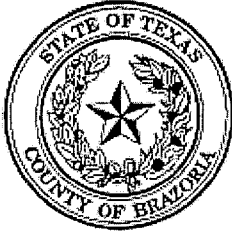
The Palm Crest Property Owners Association Maintenance Charges are due each year on January 10th, if no payment is received by March 1st, a \$25.00 late fee will be charged to the Owner.

FILED and RECORDED

Instrument Number: 2014054434

Filing and Recording Date: 12/18/2014 01:13:29 PM Pages: 4 Recording Fee: \$34.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Brazoria County, Texas.



A handwritten signature in black ink, appearing to read "Joyce Hudman".

Joyce Hudman, County Clerk
Brazoria County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

DO NOT DESTROY - Warning, this document is part of the Official Public Record.

cclerk-amanda