

CERTIFICATE OF ADOPTION
OF
LEASING INFORMATION POLICY
OF
ASHTON VILLAGE HOMEOWNERS ASSOCIATION

STATE OF TEXAS §
 § KNOW ALL PERSONS BY THESE PRESENTS;
COUNTY OF HARRIS §

WHEREAS, the Board of Directors (the "Board") of Ashton Village Homeowners Association, a Texas non-profit corporation (the "Association") is charged with administering and enforcing the Declaration of Covenants, Conditions and Restrictions of Ashton Village dated July 7, 1978, and recorded in the Official Public Records of Harris County, Texas, under Clerk's File Number F681031 (as may be supplemented and amended from time to time, the "Declaration") encumbering the Ashton Village subdivision (the "Subdivision"); and

WHEREAS, Chapter 209 of the Texas Property Code was amended effective September 1, 2021, to amend Section 209.016(d) and add Section 209.016(e) thereto ("Section 209.016"); and

WHEREAS, Section 209.016 allows a property owners' association to request certain information regarding a lease or rental applicant; and

WHEREAS, the Board has determined that in connection with the adoption of a policy concerning leasing information, it is appropriate for the Association to adopt the policy described herein below; and

WHEREAS, Article V, Section 3 of the By-Laws of the Association provide that a majority of the number of directors of the Board shall constitute a quorum for the transaction of business and that every act or decision done or made by a majority of the directors of the Board present at a duly held meeting at which a quorum is present shall be regarded as the act of the Board; and

WHEREAS, the Board held a meeting on October 18, 2021 (the "Adoption Meeting"), at which at least a majority of the directors of the Board were present and duly passed the Leasing Information Policy of the Association set forth herein below (the "Leasing Information Policy").

NOW, THEREFORE, to give notice of the matters set forth herein, the undersigned, being the President of the Association, does hereby certify that at the Adoption Meeting, at least a majority of the directors of the Board were present and the Board duly adopted the Leasing Information Policy. The Leasing Information Policy is effective upon recordation of this Certificate in the Official Public Records of Harris County, Texas. The Leasing Information Policy is as follows:

RP-2021-605440

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LEASING INFORMATION POLICY

1. **Information.** At the Board's discretion, the Association may, but is not required to, send a property owner a written request to submit the following information to the Association regarding a lease or rental applicant:
 - a. Contact information, including the name, mailing address, phone number, and e-mail address of each person who will reside at the property in the Community under a lease; and
 - b. The commencement date and term of the lease.
2. **Time Frame.** The above information, if requested by the Association, shall be provided to the Association's then current Community manager on or before the time frame set forth in the Association's written request.
3. **Notice.** Notice to the Association must be sent to the Association's then current Community manager. Notice to the owner may be sent to the owner by email. An email address provided by the owner or used in communication with the Association shall be sufficient.

EXECUTED on the date of the acknowledgment set forth herein below.

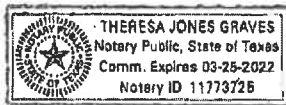
ASSOCIATION:

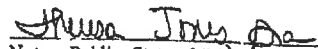
ASHTON VILLAGE HOMEOWNERS
ASSOCIATION, a Texas non-profit corporation

By: 
Paul Coleman, President

THE STATE OF TEXAS §
§
COUNTY OF HARRIS §

This instrument was acknowledged before me on October 18, 2021, by Paul Coleman, President of ASHTON VILLAGE HOMEOWNERS ASSOCIATION, a Texas non-profit corporation, on behalf of said entity.




Notary Public, State of Texas

RP-2021-605440

WHEN RECORDED, RETURN TO:

Mark K. Knop
Hoover Slovacek LLP
Galleria Tower II
5051 Westheimer Rd., Suite 1200
Houston, Texas 77056

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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