

State of Texas §

County of Hidalgo §

Amended
Management Certificate
pursuant to Section 209.004 Texas Property Code

Mission Manor Homeowners Association, Inc., a Texas Non-Profit Corporation and Property Owners' Association as defined by Chapter 209, Texas property Code, hereby files this management certificate, **amended and updated** to the date stated below, as required by Section 209.004, Texas Property Code:

1. The name of the subdivision is: **Mission Manor**

2. The name of the Association is: **Mission Manor Homeowners Association, Inc.**

3. The recording data for this subdivision is:

Plat for Mission Manor, Phase II filed with the county clerk of Hidalgo County, Texas on document number 104672. Recorded in book 24 page 98 of the map records of Hidalgo County.

4. The recording data for Declaration:

a). Declaration of Protective Covenants, Document 1987-00023198 Volume 249 pages 176- 202 Hidalgo County, Texas

b). Amendments to the Covenants, Stipulations and Restrictions Applicable to Mission Manor Subdivision, document number 764539 in 1999, Hidalgo County, Texas

c). Declaration of Amended Covenants and Restrictions, Document registration number 1972949 Hidalgo County, Texas, recorded February 20, 2009

d). Declarations of Amended Covenants and Restrictions, Document registration number 2890054, Hidalgo County, Texas, recorded February 20, 2018

5. The name of the Association is: **Mission Manor Homeowners Association, Inc.** and the mailing address is: 1571 Gastel Drive, Mission Texas, 78572

6. a). The name and the mailing address of the **association's designated general representative** is:
Mike Perez, President of the Association, 1571 Gastel Drive, Mission, Texas 78572 phone: 956-778-3111
Email: mikeperez@outlook.com

6. b). The name of the association's **designated representative for matters concerning the sale or rental of real property** within the subdivision is: Mary Clary, Financial Secretary of the Association, 1571 Gastel Drive, Mission, Texas. 78572 Phone: 965-400-0707 Email: mfermat@aol.com

7. The Association Declarative Instruments are available in accordance with Texas Property Code 207.006 at the official website of the Association: **www.missionmanor.org**

8. The amount of fees charged by the Association related to a property transfer is \$375.00

9. Other information the Association considers appropriate:

a). list of Association requirements at closing for transfer of real estate is available at:
www.missionmanor.org/buying-selling.php (see #6.b above)

b). Corporate Chapter filed in the Office of the Secretary of State of Texas on December 23, 1996; file number 0142814501

c). Current By-Laws, including additions and changes through February 4, 2024. Document registration number 3526687, Hidalgo County, Texas, recorded February 29, 2024

d). Rules, regulations and policies adopted by the Board of Directors including:
1...Basic Rules 2...Common Area Rules and Regulations 3...Payment Plan Policy
4...Policy Regarding Records Retention, Inspection and Production 5...Pet Policy and Compliance
6...Fines and Enforcement Policy 7...Rental/Lease rules 8...Political Display Policy

e). This document supersedes Management Certificate dated March 19, 2024 and recorded on document 3536407, official records of Hidalgo County, TX.

SIGNED this 15th day of April, 2026

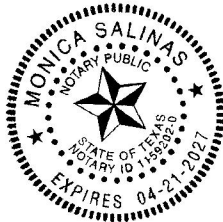
Mission Manor Homeowners Association, Inc.



Mike R. Perez

Corporation President

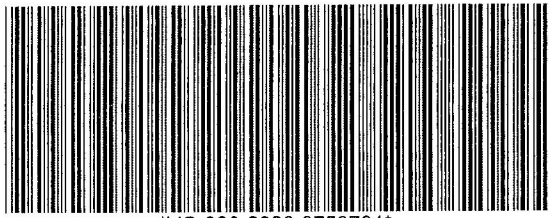
The above instrument was acknowledged before me by Mike Perez, Corporate President of Mission Manor Homeowners Association, Inc. on this 15th day of April, 2026



Monica Salinas
Notary Public in and for the State of Texas

return to: Secretary, Mission Manor Homeowners Association, Inc., 1517 Gastel Drive, Mission, TX. 78572

reminder: once recorded this management certificate must also be placed on file with the Texas Real Estate Commission HOA website.



VG-820-2026-3753791

Hidalgo County
Arturo Guajardo Jr.
County Clerk
Edinburg, Texas 78540

Document No: 3753791

Billable Pages: 2

Recorded On: May 20, 2026 09:59 AM

Number of Pages: 3

AMD CERTIFICATE

*****Examined and Charged as Follows*****

Total Recording: \$ 39.00

*****THIS PAGE IS PART OF THE DOCUMENT*****

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.

File Information:

Document No: 3753791
Receipt No: 20260520000075
Recorded On: May 20, 2026 09:59 AM
Deputy Clerk: Steve Cardenas
Station: CH-1-CC-K01

Record and Return To:

MIKE R PEREZ
3016 SCENIC WAY
Original Returned to Customer
MCALLEN TX 78503



STATE OF TEXAS
COUNTY OF HIDALGO

I hereby certify that this Instrument was FILED in the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Hidalgo County, Texas.

Arturo Guajardo Jr.
County Clerk
Hidalgo County, Texas