## BOARD RESOLUTION OF FONDREN SOUTHWEST TEMPOS ASSOCIATION, INC.

Regarding Ratification of Policy Establishing Orientation for New Tenants

DATED:, October 1, 2016. STATE OF TEXAS 8 **COUNTY OF HARRIS** I, Annie McGill, Secretary of FONDREN SOUTHWEST TEMPOS ASSOCIATION, INC., (the "Association"), do hereby certify that at a regular meeting of the Board of Directors of the Association, which was held on the 11 day of October, 2016, with a quorum present and remaining throughout, and being duly authorized to transact business, the following resolution for the ratification of the Policy Establishing Orientation for New Tenants for the purposes of filing in this County's Real Property Records, was duly made and approved. WHEREAS, the Association is a Texas non-profit corporation governed by the Texas Property Code; WHEREAS, the Policy Establishing Orientation for New Tenants, attached hereto as Exhibit "A", is hereby ratified for the purpose of filing in this County's Real Property Records. IT IS, HEREBY, RESOLVED that the Board of Directors of the Association unanimously adopts this formal resolution for the purpose of filing the aforementioned documents in this County's Real Property Records. STATE OF TEXAS ACKNOWLEDGMENT COUNTY OF HARRIS instrument was acknowledged before me on the 2016, FONDREN SOUTHWEST TEMPOS ASSOCIATION, INC., on behalf of said corporation. JANETH FLORES

Notary Public, State of Texas My Commission Expires May 02, 2017

Dated: October 11, 2016 mader monthly Board Member	
STATE OF TEXAS §	
\$ ACKNOWLEDGMENT COUNTY OF HARRIS \$	
This instrument was acknowledged before me on the 11 day of October,  2016, by Angelee Moody Rhyre as a board member of FONDREN SOUTHWEST  TEMPOS ASSOCIATION, INC., on behalf of said corporation.  JANETH FLORES Notary Public, State of Texas My Commission Expires May 02, 2017  Notary Public in and for the State of Texas My Q2, 2017	
Dated: October 11, 2016  Board Member  Board Member	
STATE OF TEXAS   \$ ACKNOWLEDGMENT  COUNTY OF HARRIS  \$	
This instrument was acknowledged before me on the 11 day of October,  2016, by Kathleen Bryant, as a board member of FONDREN SOUTHWEST  TEMPOS ASSOCIATION, INC., on behalf of said corporation.  Note:  Note	
Notary Public in and for the State of Texas  Notary Public in and for the State of Texas  Notary Public in and for the State of Texas  My Commission Expires  May 02. 2617	

## **Welcome New Tenants!**

We are glad that you selected Tempos III as your home. Tempos III is a premier town home property and a very desirable place to live. One of the reasons that Tempos III is so desirable is because the owners and the tenants care about their property and maintain the facilities. Before you may move in, you need to register with the Association and attend a brief orientation session. Please follow the registration procedure listed below.

1.	Submit lease form for review – It is recommended that owners submit their lease forms for approval prior to locating a new tenant. All leases must be submitted for review and be in compliance with items 2.3.1-4.3.
2.	Tenant Screening – Owners must run a criminal background check on all tenants over 18 years of age. After completing the background check, the owner must certify that all tenants over the age of 18 have been screened. The tenant screening must include a criminal background check and a sex-offender database check performed by a professional agency. (Per page 4, item 2.1 of the Leasing & tenancy restrictions and policies). The owner must review the results of the screening and not rent, lease, or allow occupancy or residency of their unit per item IV. Occupancy Restrictions which start on page 7, item 4.1-4.3.
3.	Sign a lease that meets the requirements on page 4, item 2.2.
4.	Complete the Tenant Registration Form
5.	Sign up for the orientation and Submit the \$200 move in and registration fee. The \$200 covers the cost of the following:  i Processing the tenant registration form.  ii An orientation session  iii A transmitter/remote for the property  iv Pool Key  v Parking tags
3.	Complete the Vehicle Registration Form and submit to Randall Management
7.	Schedule and attend the Tenant Orientation Session
3.	Sign the Rules and Regulations
9.	Complete and sign the Insurance Acknowledgement Form