BAHIA POINT SUBDIVISION, PHASE II HOMEOWNERS ASSOCIATION, INC.:

Guidelines for Alternative Payment Plans

Date:	February 1, 2024
Property Owners Association:	**BAHIA POINT SUBDIVISION, PHASE II HOMEOWNERS ASSOCIATION, INC.**, a Texas non-profit corporation
Property Owners Association's Address:	5701 W. Expressway 83, Harlingen, Texas 78552
Subdivision:	Bahia Point Subdivision, Phase II, per map or plat recorded in the Map Records of the Cameron County, Texas, Document No. 14517, and 14518.

Payment Plan Guidelines:

The minimum term for a payment plan offered by the Property Owners Association is three months. The Property Owners Association is not required to allow a payment plan for any amount that extends more than 18 months from the date of the owner's request for a payment plan. The Property Owners Association is not required to enter a payment plan with an owner who failed to honor the terms of a previous payment plan during the two years following the owner's default under the previous payment plan. The Property Owners Association is not required to make a payment plan available to an owner after the 30-day period for cure described by Texas Property Code, Section 209.0064(b)(3) expires. The Property Owners Association is not required to allow an owner to enter a payment plan more than once in any 12-month period.

Administrative Fee: $30.00 each month during the term of the payment plan

Annual Interest Rate: 6%

The Property Owners Association establishes these guidelines to allow owners who are delinquent in payment of a debt to the Property Owners Association to pay the debt in partial payments to avoid monetary penalties. However, delinquency in payment of a debt will result in nonmonetary penalties, such as loss of privileges.

Payments under a payment plan will incur the Administrative Fee and interest at the Annual Interest Rate.

To be entitled to pay a debt under a payment plan, an owner who is delinquent on a debt must submit a written request to the Property Owners Association.

Owners can make no more than one request for a payment plan within a twelve-month period. The Property Owners Association is not required to enter into a payment plan agreement with an owner who failed to honor the terms of a previous payment plan agreement during the two years following the owner's default under the previous payment plan agreement.

BAHIA POINT SUBDIVISION, PHASE II HOMEOWNERS ASSOCIATION, INC.

By: _____
Patricia C. Baugh, Director

By: _____
Kevin Campbell, Director

By: _____
Irma Leal, Director

STATE OF TEXAS §

COUNTY OF CAMERON §

This instrument was acknowledged before me on February 28, 2024 by Patricia C. Baugh, as Director, of BAHIA POINT SUBDIVISION, PHASE II HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

JANELY CAROLINE MARTINEZ
Notary Public, State of Texas
Comm. Expires 03-30-2024
Notary ID 132420780

_____
Notary Public, State of Texas

STATE OF TEXAS §

COUNTY OF CAMERON §

This instrument was acknowledged before me on February 28, 2024 by Kevin Campbell, as Director, of BAHIA POINT SUBDIVISION, PHASE II HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

JANELY CAROLINE MARTINEZ
Notary Public, State of Texas
Comm. Expires 03-30-2024
Notary ID 132420780

Janely Martinez
Notary Public, State of Texas

STATE OF TEXAS §

COUNTY OF CAMERON §

This instrument was acknowledged before me on February 28, 2024 by Irma Leal, as Director, of BAHIA POINT SUBDIVISION, PHASE II HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

JANELY CAROLINE MARTINEZ
Notary Public, State of Texas
Comm. Expires 03-30-2024
Notary ID 132420780

Janely Martinez
Notary Public, State of Texas

Cameron County
Sylvia Garza-Perez
Cameron County Clerk

Instrument Number: 2024-7604

eRecording - Real Property

Recorded On: March 04, 2024 04:17 PM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: $43.00

********** **THIS PAGE IS PART OF THE INSTRUMENT** **********
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 Number:	7604
Receipt Number:	20240304000188
Recorded Date/Time:	March 04, 2024 04:17 PM
User:	Destinee R
Station:	CCLERK19_10

Record and Return To:

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STATE OF TEXAS
COUNTY OF CAMERON

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 County, Texas.**

Sylvia Garza-Perez
Cameron County Clerk
Cameron County, TX