

Addendum for Property Subject to Mandatory Membership in a Property Owners Association

ADDENDA | TXR 1922 | TREC 36-11

FITZ & CO. REAL ESTATE

Addendum for Property Subject to Mandatory Membership in a Property Owners Association

TXR 1922 / TREC 36-11

Contract Addenda & Related Forms

TREC effective 07/01/2026

What this form is for

Designed to be used when selling a property other than a condominium that is subject to a mandatory assessment. May be used in transactions involving townhomes, patio homes, garden homes, or any 1-4 single family property in which mandatory periodic fees are paid to an owners' association. Transactions involving single family dwellings located in subdivisions in which monthly, quarterly, semi-annual, or annual mandatory payments are to be made to an owners' association may find this form applicable. This addendum refers to the Subdivision Information (TXR 1923).

Key sections and how to complete the form

Use the form in order. The sections below explain the main decisions, blanks, disclosures, or deadlines the form is designed to address. Complete the actual form from the transaction facts and the instructions printed on the current version.

A. Subdivision Information

"Subdivision Information" means: (i) a current copy of the restrictions applying to the subdivision and bylaws and rules of the Association, and (ii) a resale certificate, all of which are described by Section 207.003 of the Texas Property Code. (Check only one box): q 1. Within days after the effective date of the contract, Seller shall obtain, pay for, and deliver the Subdivision Information to the Buyer. If...

C. Fees And Deposits For Reserves

Buyer shall pay any and all Association fees, deposits, reserves, and other charges associated with the transfer of the Property not to exceed \$_____ and Seller shall pay any excess. This paragraph does not apply to: (i) regular periodic maintenance fees, assessments, or dues (including prepaid items) that are prorated by Paragraph 13, and (ii) costs and fees provided by Paragraphs A and D. If this...

D. Authorization

Seller authorizes the Association to release and provide the Subdivision Information and any updated resale certificate if requested by the Buyer, the Title Company, or any broker to this sale. If Buyer does not require the Subdivision Information or an updated resale certificate, and the Title Company requires information from the Association (such as the status of dues, special assessments, violations of...

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Related forms and resources

These documents may connect to this form depending on the property, financing, occupancy, disclosure requirements, or other facts of the transaction. Open the related resource to see what it does and how it is completed.

1-4 Family Residential Contract (Resale)

TXR 1601 · TREC 20-19

Review when: Commonly connected to 1-4 Family Residential Contract (Resale) when the facts described for this form apply.

New Home Contract (Incomplete construction)

TXR 1603 · TREC 23-20

Review when: Commonly connected to New Home Contract (Incomplete construction) when the facts described for this form apply.

New Home Contract (Complete Construction)

TXR 1604 · TREC 24-20

Review when: Commonly connected to New Home Contract (Complete Construction) when the facts described for this form apply.

Farm & Ranch Contract

TXR 1701 · TREC 25-17

Review when: Commonly connected to Farm & Ranch Contract when the facts described for this form apply.

Subdivision Information, Including Resale Certificate for Property

TXR 1923 · TREC 37-5

Review when: The Texas REALTORS® description for this form specifically references this related form.

Request for Information from an Owners' Association

TXR 1405

Review when: Association information/resale certificate requests may be needed to obtain the subdivision information addressed by the POA addendum.

Use the current official form

This page explains the form; complete the current official TREC version for the transaction. Form shown in this resource: **TREC 36-11**.

Need further assistance?

For transaction-specific questions, contact your broker or **Broker Rochelle Fitzgerald** at Fitz & Co. Real Estate.

Educational resource

For educational purposes only. Agents should verify current forms and consult with their broker when needed.

Fit & Co. Texas Resource Center | Educational resource. Use the current form version for the transaction.