

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR
ARTS CENTER II CONDOMINIUM ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTIES OF DALLAS §

The undersigned, being an Officer of Arts Center II Condominium Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 82.116 of the Texas Property Code which supersedes any prior Management Certificate filed by the Association:

1. Name of Condominium: Arts Center II Condominiums.
2. Name of Association: Arts Center II Condominium Association, Inc.
3. Location of the Condominium:
 - a. Arts Center II Condominiums, 1747 Leonard Street Dallas, Texas 75201.
 - b. Arts Center II Condominium is an addition to the city of Dallas in Dallas County, Texas. The plat is recorded in the Real Property Records of Dallas County, Texas as: Document 202000155256, Page 66, recorded on June 18, 2020.
4. Recording Data for the Condominium Declaration:
 - a. Units in Arts Center II are subject to the Amended and Restated Declaration of Condominium Regime for Arts Center II Condominiums recorded on June 18, 2020, under Document 202000155256, Real Property Records, Dallas County, Texas.
5. Name and Mailing Address of the Association is: Arts Center II Condominium Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Arts Center II Condominium Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
7. Telephone Number to Contact the Association is: 214-871-9700.
8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at Mgmt-CertificateTX@fsresidential.com.

9. Fees charged by the Association upon the sale or transfer of a Unit: None.

Executed on this the 19th day of June 2024.

Arts Center II Condominium Association, Inc., a
Texas non-profit corporation

By: [Signature], Officer

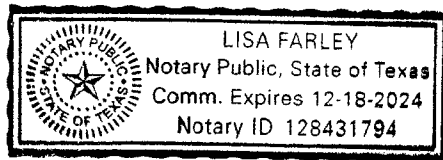
THE STATE OF TEXAS

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ACKNOWLEDGMENT

COUNTY OF DALLAS

BEFORE ME, the undersigned notary public, on this the 19th day of June 2024,
personally appeared Larry Harris, Officer of Arts Center II
Condominium Association, Inc. known to me to be the person whose name is subscribed to the
foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in
the capacity therein expressed and on behalf of the Association.



Lisa Farley
Notary Public in and for the State of Texas

**Dallas County
John F. Warren
Dallas County Clerk**

Instrument Number: 202400123533

eRecording - Real Property

Recorded On: June 20, 2024 02:21 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$29.00

******* 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: 202400123533
Receipt Number: 20240620000012
Recorded Date/Time: June 20, 2024 02:21 PM
User: Kevin T
Station: CC123.dal.ccdc

Record and Return To:

CSC Global



**STATE OF TEXAS
COUNTY OF DALLAS**

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 Dallas County, Texas.

John F. Warren
Dallas County Clerk
Dallas County, TX