

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR
SPRINGPARK HOMEOWNERS ASSOCIATION, INC.

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.

This amends all prior Management Certificates filed for this association.

Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"

State of Texas §

County of Dallas §

1. Name of Subdivision: Spring Park
2. Subdivision Location: Dallas
3. Name of Homeowners Association: Springpark Homeowners Association, Inc.
4. Recording Data for Association:

Stables Estates Plat is recorded under Document No. 198400110311

1st Addition is recorded under Document No. 197700826542, 197600130976, & 197300726823

2nd Addition is recorded under Document No. 197400053890 & 197700802785

3rd Addition is recorded under Document No. 197400099103

4th Addition is recorded under Document No. 197600590797 & 197700826542

5th Addition is recorded under Document No. 197700913144

6th Addition is recorded under Document No. 197700913143

7th Addition is recorded under Document No. 200001168815, 197700913142, 197700913141, & 198201890470

VIII is recorded under Document No. 198301630248

IX is recorded under Document No. 198400926599

10th Addition is recorded under Document No. 198500876844 & 199301099315

11th Addition is recorded under Document No. 198802151230, 198501443860, 198601350403, 199100932793, 199002272762, 199000010332, & 198902106230

12th Addition is recorded under Document No. 199200517317, 198600636328, & 199602330651

13th Addition is recorded under Document No. 199301212651 & 199701360542

Racquet Club is recorded under Document No. 197500307927

5. Recording Data for Declaration and any amendments:

Master Declaration is recorded under Document No. 197300677682

Amendment to DCCR's is recorded under Document No. 198500769480

2nd Amendment to DCCR's is recorded under Document No. 199700270410

Supplementary Declaration for 1st addition is recorded under Document No. 197300726825 & 198902451751

Supplementary Declaration for 2nd addition is recorded under Document No. 197400053891 & 198801749394

Supplementary Declaration for 3rd addition is recorded under Document No. 197400105287 & 198801759465

Supplementary Declaration for 4th addition is recorded under Document No. 197700680316

Supplementary Declaration for 5th, 6th, and 7th additions is recorded under Document No. 197700913140 & 198901499034

Supplementary Declaration for 8th addition is recorded under Document No. 198801759393

Supplementary Declaration for 10th addition is recorded under Document No. 198501207388, 198501514067, 199000261423, & 199000818341

Supplementary Declaration for 11th addition is recorded under Document No. 198801064305, 1985016961599, & 198400369242

Supplementary Declaration for 12th addition is recorded under Document No. 198600883719, 198802014278, & 199001671244

6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowners' association:

7. Mailing Address and Contact Information for the Association and the Managing Agent:

Spectrum Association Management
17319 San Pedro Ave, #318
San Antonio, TX 78232
contact@spectrumam.com
210-494-0659
www.spectrumam.com/homeowners

8. Fee(s) related to Property Transfer:

- Administrative Transfer Fee - \$200.00
- Resale Package = \$375.00
 - Rush for Resale Package:
 - 1 business day = \$120.00 / 3 business days = \$95.00
 - Add a Rush to an existing order = \$75.00 + Cost of a Rush
 - Update for Resale Package:
 - 1-14 days = \$15.00 / 15-180 days = \$50.00
- Statement of Account only = \$120.00
 - Rush for Statement of Account only:
 - 1 business day = \$110.00 / 3 business day = \$85.00
 - Update for Statement of Account only:
 - 1-30 days - No Cost / 31-45 days = \$50.00 / 46-90 days = \$50.00

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and

performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

Signed this 18 day of May, 2022.

Springpark Homeowners Association, Inc.

By: Shelby Welch
Shelby Welch (of Spectrum Association Management), Managing Agent

State of Texas §

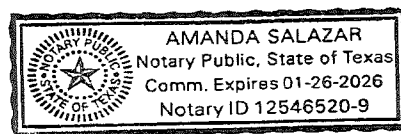
County of Bexar §

This instrument was acknowledged and signed before me on 18th
of May, 2022 by Shelby Welch, representative of Spectrum Association

Management, the Managing Agent of Springpark Homeowners Association, Inc., on behalf of said association.

Amanda Salazar
Notary Public, State of Texas

After Recording, Return To:
Spectrum Association Management
Attn: Transitions
17319 San Pedro Ave., Ste. #318
San Antonio, TX 78232



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

Instrument Number: 202200141932

eRecording - Real Property

Recorded On: May 19, 2022 09:31 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

******* 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: 202200141932

Receipt Number: 20220519000177

Recorded Date/Time: May 19, 2022 09:31 AM

User: Lynn G

Station: CC53

Record and Return To:

Simplifile



**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

A handwritten signature in black ink, appearing to be "JFW", located to the right of the printed name and title.