

OAK CREEK TRAILS OF FORT WORTH OWNERS ASSOCIATION
MANAGEMENT CERTIFICATE - DENTON COUNTY

In accordance with Texas Property Code Section 209.004, Texas Residential Property Owners Protection Act, Oak Creek Trails of Fort Worth Owners Association, certifies as to the following:

1. The name of the subdivision is:

OAK CREEK TRAILS

2. The name of the association is:

OAK CREEK TRAILS OF FORT WORTH OWNERS ASSOCIATION

3. The recording data for the subdivision is:

Declaration of Covenants, Conditions and Restrictions 2017-87908

4. The recording data for the declaration (including covenants, bylaws, and rules and regulations) is:

Owners Manual of Rules and Regulations	2017-87944
Bylaws of Oak Creek Trails of Fort Worth Owners Association	2017-88140
Governance Policy Book	2017-88195
Articles of Incorporation	2017-95944
Architectural Review Committee Policy	2021-156244
Contract for Services Bidding and RFP Policy	2021-156249
Religious Displays Policy	2021-156250
Swimming Pool Enclosure Policy	2021-156251
Security Measures Policy	2021-156252
Collection Policy	2021-156253
Resolution Regarding CCR Violation Fine Structure	2021-201622

5. The recording data for each amendment to the declaration (including covenants, bylaws, and rules and regulations) is:

Amendment to Withdraw Property from Declaration 2020-24238

6. The mailing address for the association is as follows:

OAK CREEK TRAILS OF FORT WORTH OWNERS ASSOCIATION
c/o Vision Communities Management Incorporated
5757 Alpha Road, Ste. 680
Dallas, Texas 75240

7. The name, address, telephone number, and email address of the person managing the

association or the association's designated representative are as follows:

Vision Communities Management Incorporated
5757 Alpha Road, Ste. 680
Dallas, Texas 75240
Phone: (972) 612-2302
Email: info@vcmtexas.com

8. The website address on which the association's dedicatory instruments are available:

<https://oakcreektrails.nabrnetwork.com>

9. The following fees are charged by the association relating to a transfer of property within the association:

Resale Certificate:	\$340.00
Statement of Account:	\$50.00
Refinance Certificate:	\$50.00
Transfer Fee to management company:	\$250.00
New Home Sale Operating Assessment:	\$250.00
New Home Sale Reserve Assessment:	\$250.00
Home Resale Assessment:	One-half the annual regular assessment for each lot purchased

EXECUTED as of 9/28, 2022.

Vision Communities Management
Incorporated as managing agent for the
association

By (signature): S. Baldwin

Name (printed): SHANNON BALDWIN

Title: COO

The State of Texas §

County of Dallas §

This instrument was acknowledged before me on the 28th day of September, 2022, by Shannon Baldwin (name), the COO (title) authorized agent for Vision Communities Management Incorporated.

Tamisha Alford
Notary Public – The State of Texas

After Recording, Please Return To:
Vision Communities Management
5757 Alpha Road, Suite 680
Dallas, TX 75240

