

MANAGEMENT CERTIFICATE FOR CROWN RIDGE

STATE OF TEXAS §
 §
COUNTY OF COLLIN §

KNOW ALL MEN BY THESE PRESENTS:

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for Crown Ridge Homeowners Association, Inc.

1. The name of the subdivision is Crown Ridge.
2. The name of the association is Crown Ridge Homeowners Association, Inc.
3. The recording data for the subdivisions follows:

<u>Subdivision</u>	<u>Recording Data</u>
Crown Ridge Phase 1	Final Plat filed in Cabinet R page 088 on 10/21/2005.
Crown Ridge Phase 1A	Final Plat filed in Cabinet R page 090 on 10/21/2005.
Crown Ridge Phase 2	Final Plat filed as document # 20080212010000580 on 02/12/2008.
Crown Ridge Phase 3A	Final Plat filed as document # 20121214010003220 on 12/14/2012.
Crown Ridge Phase 3B	Final Plat filed as document # 20140425010001270 on 04/25/2014.
Crown Ridge Phase 4A	Final Plat filed as document # 20150116010000200 on 01/16/2015.
Crown Ridge Phase 4B	Final Plat filed as document # 20150730010002710 on 07/30/2015.

4. The recording data for the Declaration(s) follows:

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for Crown Ridge Homeowners Association, Inc., Recorded in the Property Records of Collin County, Texas in Volume 06003 pages 04909-04943 on 09/15/2015.

5. Crown Ridge Homeowners Association Inc., in c/o RTI/Community Management Associates, Inc., (CMA) 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093.
6. The association's designated representative is RTI/Community Management Associates, Inc. (CMA), 1800 Preston Park Blvd., Suite 200, Plano, TX 75093. For association information, the phone number is 972-943-2820, the email address is closing@cmamanagement.com and the association's website is www.cmamanagement.com.
7. Fees charged in connection with a property transfer in the subdivision are:
 - Resale Certificate- Routine Owner Certificate \$375, Lot Purchase by Builder \$50
 - Transfer Fee: \$250
 - Foreclosure Transfer Fee: \$300

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 30th day of December, 2024.

CROWN RIDGE HOMEOWNERS ASSOCIATION, INC.

By: CMA, its Manager

By: Karen Bradley

ACKNOWLEDGMENT

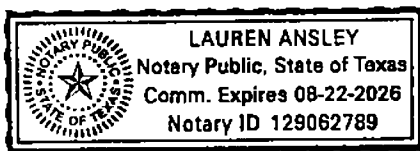
STATE OF TEXAS

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COUNTY OF COLLIN

This instrument was acknowledged before me on the 30th day of December, 2024, by Karen Bradley of CMA, Manager for Crown Ridge Homeowners Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

Lauren Ansley
Notary Public, State of Texas



AFTER RECORDING, RETURN TO:

CMA, Inc.
Attention: Lauren Ansley
1800 Preston Park Boulevard, Suite 200
Plano, Texas 75093

Collin County
Honorable Stacey Kemp
Collin County Clerk

Instrument Number: 2024000162156

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: December 31, 2024 10:17 AM

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: 2024000162156
Receipt Number: 20241231000261
Recorded Date/Time: December 31, 2024 10:17 AM
User: Angela M
Station: Workstation cck061

Record and Return To:

CSC



STATE OF TEXAS
COUNTY OF COLLIN

**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 Public Records of Collin County, Texas.**

Honorable Stacey Kemp
Collin County Clerk
Collin County, TX

