

PROOERTY OWNERS' ASSOCIATION 5th AMENDED MANAGEMENT CERTIFICATE FOR
PRINCETON CREEKVIEW 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 Collin §

1. Name of Subdivision: Princeton Creekview
2. Subdivision Location: Dallas, Texas
3. Name of Homeowners Association: Princeton Creekview Homeowners Association, Inc.
4. Declaration of Covenants Conditions and Restrictions and the Amendment to the Declaration are filed at the County under Volume 5978, Page 2635 and #2005-0109535

Plat is filed at the county under Doc# 88803

Bylaws: The Bylaws are filed under Document No. 20140731000803400.

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

Resolutions/Policies/Guidelines: All policies are filed under Document Number 20140731000803400:

Collection Policy

Violation Policy

Record Retention Policy

Records Inspection Policy

Payment Plan Policy

Email Registration Policy

Membership Voting Policy

Guidelines for Drought Resistant Landscaping and Natural Turf

Conflict of Interest Policy

Guidelines for Flag Display

Religious Items Display Guidelines

Solar Energy Device Guidelines

Roofing Material Guidelines

Rainwater Collection Guidelines

Application of Payments Policy

Certificate and Memorandum of Recording of Dedicatory Instruments for Princeton Creekview Homeowners Association, Inc. are filed under Document No. 20170324000379280.

Princeton Creekview Homeowners Association, Inc. Billing Policy and Payment Plan Guidelines are filed under Document No. 20180222000214500

Update Mailing Address and Contact Information as filed under Document No. 20180918001168240

6. 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

7. 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
- Adopt a School Fee charged to Buyer - \$50.00
- Adopt a School Fee charged to Seller - \$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 25th day of October, 2021.

Princeton Creekview Homeowners Association, Inc.

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

State of Texas §

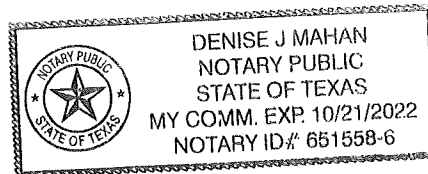
County of Bexar §

This instrument was acknowledged and signed before me on 25th
October, 2021 by Shelby Welch, representative of Spectrum Association

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

Denise J Mahan
Notary Public, State of Texas

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



Filed and Recorded
Official Public Records
Stacey Kemp, County Clerk
Collin County, TEXAS
10/28/2021 01:38:52 PM
\$34.00 BVINCENT
20211028002203980

Stacey Kemp