

**AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
THE PRESERVE AT HONEY CREEK RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer of The Preserve at Honey Creek Residential Community, Inc., a Texas nonprofit corporation (the "**Association**"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

THIS CERTIFICATE AMENDS, RESTATES AND REPLACES ALL PREVIOUSLY RECORDED MANAGEMENT CERTIFICATES OF THE PRESERVE AT HONEY CREEK RESIDENTIAL COMMUNITY, INC., INCLUDING, WITHOUT LIMITATION, THOSE RECORDED UNDER DOCUMENT NOS. 20200224000251010, 20210910001843010, 20220126000140680, 2023000088535, 2024000003140, 2025000045187 AND 2025000099895 IN THE OFFICIAL PUBLIC RECORDS OF COLLIN COUNTY, TEXAS.

1. The name of the subdivision: The Preserve at Honey Creek.
2. The name of the Association: The Preserve at Honey Creek Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All of that certain real property in Collin County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for The Preserve at Honey Creek, recorded as Document No. 20200214000211140 in the Official Public Records of Collin County, as same may be amended from time to time (the "**Declaration**").
4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Exhibit "A" attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association: The Preserve at Honey Creek Residential Community, Inc., c/o Legacy Southwest Property Management, LLC, 5600 Tennyson Parkway, Suite 270, Plano, Texas 75024.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	The Preserve at Honey Creek Residential Community, Inc., c/o Legacy Southwest Property Management, LLC
Attn.:	Ryan Smith
Mailing Address:	5600 Tennyson Parkway, Suite 270 Plano, Texas 75024
Telephone Number:	(214) 705-1615
Email Address:	generaloffice@legacysouthwestpm.com

7. Website to access the Association's dedicatory instruments:
lswpm.cincwebaxis.com/honeycreek
8. Amount and description of fees related to property transfer in the subdivision: The association fees are in the following amounts:

Working Capital Assessment – one-half the amount of annual Regular Assessments for the year in which Lot is conveyed

Transfer Fee - \$150.00

Resale Certificate Fee – \$375.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective on the date this instrument is Recorded.

**THE PRESERVE AT HONEY CREEK RESIDENTIAL
COMMUNITY, INC.,** a Texas nonprofit corporation

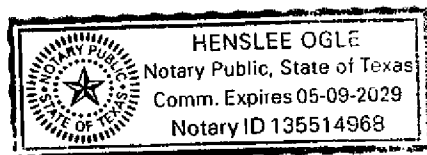
By: [Signature]
Name: Kyle Dickerson
Title: President

STATE OF TEXAS §
 §
COUNTY OF Dallas §

This instrument was acknowledged before me this 3 day of September, 2025 by Kyle Dickerson, the President of The Preserve at Honey Creek Residential Community, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]

[Signature]
Notary Public Signature



AFTER RECORDING RETURN TO:
KRISTI E. STOTTS, ESQ.
WINSTEAD PC
600 W. 5TH STREET, SUITE 900
AUSTIN, TEXAS 78701
KSTOTTS@WINSTEAD.COM

EXHIBIT "A"

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restriction of The Preserve at Honey Creek, recorded as Document No. 20200214000211140, Official Public Records of Collin County, Texas.
 - (a) First Amendment to Declaration of Covenants, Conditions and Restriction of The Preserve at Honey Creek, recorded as Document No. 20200214000211140, Official Public Records of Collin County, Texas
2. The Preserve at Honey Creek Adoption of Working Capital Assessment, recorded as Document No. 20200214000214150, Official Public Records of Collin County, Texas.
3. The Preserve at Honey Creek Community Manual, recorded as Document No. 20200217000221160, Official Public Records of Collin County, Texas.
 - (a) The Preserve at Honey Creek First Supplement to Community Manual, recorded as Document No. 20210901001778470, Official Public Records of Collin County, Texas.
 - (b) The Preserve at Honey Creek Second Supplement to Community Manual, recorded as Document No. 2024000003020, Official Public Records of Collin County, Texas
4. The Preserve at Honey Creek Notice of Addition of Land [Phase 2], recorded as Document No. 20210602001113600, Official Public Records of Collin County, Texas.
5. The Preserve at Honey Creek Notice of Addition of Land [Phase 3], recorded as Document No. 20210622001262400, Official Public Records of Collin County, Texas.
6. The Preserve at Honey Creek Notice of Addition of Land [Phase 4], recorded as Document No. 20211007002058570, Official Public Records of Collin County, Texas.
7. Certificate and Memorandum of Recording of Dedicatory Instruments for The Preserve at Honey Creek Residential Community, Inc., recorded as Document No. 20220222000289890, Official Public Records of Collin County, Texas.
8. The Preserve at Honey Creek Notice of Addition of Land [Phase 6], recorded as Document No. 20220330000505870, Official Public Records of Collin County, Texas.
9. The Preserve at Honey Creek Notice of Plat Recordation [Phases 3 & 4], recorded as Document No. 20220330000505950, Official Public Records of Collin County, Texas.
10. The Preserve at Honey Creek Notice of Addition of Land [Phases 5 & 5B], recorded as Document No. 20220405000546720, Official Public Records of Collin County, Texas.
11. The Preserve at Honey Creek Notice of Addition of Land [Phase 7], recorded as Document No. 2022000179291, Official Public Records of Collin County, Texas.

12. The Preserve at Honey Creek Notice of Withdrawal of Land, recorded as Document No. 2023000041915, Official Public Records of Collin County, Texas.
13. The Preserve at Honey Creek Notice of Addition of Land [Honey Creek Addition Phases 1 & 2], recorded as Document No. 2023000067890, Official Public Records of Collin County, Texas.
14. The Preserve at Honey Creek Notice of Easement Designation and Designation of Common Area [Landscaping], recorded as Document No. 2025000119659, Official Public Records of Collin County, Texas.

Collin County
Honorable Stacey Kemp
Collin County Clerk

Instrument Number: 2025000120615

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: September 22, 2025 09:33 AM

Number of Pages: 6

" Examined and Charged as Follows: "

Total Recording: \$41.00

***** 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: 2025000120615
Receipt Number: 20250922000129
Recorded Date/Time: September 22, 2025 09:33 AM
User: Kim D
Station: Workstation cck024

Record and Return To:

Simplifile



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