


MARY LOUISE NICHOLSON
COUNTY CLERK

MANAGEMENT CERTIFICATE
TIMBER LAKE RESIDENTIAL ASSOCIATION, INC.

STATE OF TEXAS §
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COUNTY OF TARRANT §

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners association hereby records this Management Certificate for Timber Lake Residential Association, Inc. 11

1. The name of the subdivision: Timber Lake Phase I, Timber Lake Phase II, Timber Lake Phase III, Timber Lake Phase IV; and Timber Lake Phase V.
2. The name of the association : Timber Lakes Residential Association, Inc.
3. The recording data for the subdivision follows:

Timber Lake Phase I– 8/2/1990, Cabinet A, Slide 485

Timber Lake Phase II – 8/2/1990, Cabinet A, Slide 485

Timber Lakes Phase III – 6/24/1994 Cabinet A, Slide 1786 & 1787

Timber Lake Phase IV - 6/24/19194 Cabinet A, Slide 1786 & 1787

Timber Lake Phase V - 11/3/1995 Cabinet A, Clide 2557

4. The recording date of the Declaration and amendments is as follows:

Declaration of Covenants, Conditions and Restrictions for Timber Lake
recorded at Volume 10109, Page 2314 of the Tarrant County Deed Records.

First Amendment recorded 6/16/1995 at Volume 11997, Page 1264 of the Tarrant County Deed Records

Second Amendment recorded 4/15/1998 at Volume 10109, Page 2314 of the Tarrant County Deed Records

Third Amendment recorded 2/4/2009 as Document Number D209028765 in the Tarrant County Deed Records

5. Name and mailing address of the association.

Timber Lake Residential Association, Inc., in c/o FirstService Residential
14951 N. Dallas Pkwy, Suite 600
Dallas, Texas 75254

6. Name, mailing address, telephone number, and e-mail address of the person managing the association.

FirstService Residential
14951 N. Dallas Pkwy, Suite 600
Dallas, Texas 75254
Telephone: 214-871-9700
Email: Mgmt-CertificateTX@firstresidential.com

7. Website address on which association dedicatory instruments are available.

<https://TimberLake.connectresident.com>

8. Amount and description of a fee or fees charged by the association relating to property transfer in the subdivision.

Transfer Fee:	\$340.00
Resale Disclosure Package (6-10 days; 3-5 days; 1-2 days)	\$375; \$450; \$500
Resale Disclosure Update (within 60 days of original request)	\$75.00
Refinance Certificate Fee (6-10 days; 305 days; 1-2 days)	\$150; \$225; \$275
HOA Questionnaire (optional) – (Single Family)	\$250.00
Loan Estimate Questionnaire (optional)-(Single Family)	\$100.00

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 9
day of September, 2024.

TIMBER LAKE RESIDENTIAL ASSOCIATION, INC.

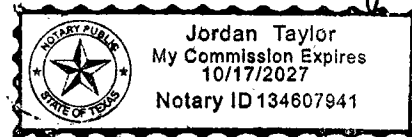
By: Kathleen M Ward

ACKNOWLEDGMENT

STATE OF TEXAS

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COUNTY OF TARRANT



This instrument was acknowledged before me on the 9 day of September, 2024,

by Kathleen Ward, of FirstService Residential, managing agent for Timber Lake Residential

Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

AFTER RECORDING , RETURN TO:

First Service Residential
Attn: Jordan Taylor
14951 N. Dallas Pkwy, Suite 600
Dallas, TX 75254