

**CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE**  
*for*  
**3231 ELIHU CONDOMINIUM ASSOCIATION, INC.**

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STATE OF TEXAS           §  
                                         §  
COUNTY OF DALLAS       §

The undersigned, being the Managing Agent of 3231 Elihu Condominium Association, Inc., a non-profit corporation ("Association") organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 82.116 of the Texas Property Code, which supersedes any Management Certificate previously filed by the Association:

1. Name of Condominium: The name of the Condominium is 3231 Elihu Condominiums.
2. Name of Association: The name of the Association is 3231 Elihu Condominium Association, Inc.
3. Location of the Condominium: The Condominium is located in Dallas, Texas.
4. Recording Data for the Declaration:
  - a. Declaration of Condominium Establishing 3231 Elihu Condominiums recorded on December 20, 2021, as Document No. 202100379432 of the Official Public Records of Dallas County, Texas.
5. Name and mailing address of the Association: The name and mailing address of the Association is 3231 Elihu Condominium Association, Inc., c/o SBB Management Company, LLC, 12801 N. Central Expressway, Suite 1401, Dallas, Texas 75243.
6. The Contact Information for the Association's Designated Representative: The contact information for the designated representative of the Association is:

SBB Management Company, LLC  
12801 N. Central Expressway, Suite 1401  
Dallas, Texas 75243  
Phone: (972) 960-2800  
Email: [v.burch@sbbmanagement.com](mailto:v.burch@sbbmanagement.com)
7. The Association's Dedicatory Instruments are Available to Members Online at: [www.sbbmanagement.com](http://www.sbbmanagement.com).
8. The Amount and Description of the Fees and Other Charges by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate*	\$375.00
Resale Certificate Update	\$75.00
Administrative Fee	\$275.00
1 Business Day Rush Fee to Expedite a Resale	\$300.00
3 Business Day Rush Fee to Expedite a Resale	\$200.00
5 Business Day Rush Fee to Expedite a Resale	\$100.00
Statement of Account	\$195.00
Compliance Inspection Fee	\$168.00

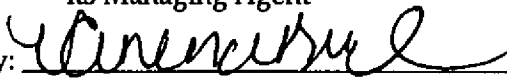
\*Resale Certificates may be requested by SBB Management Company, LLC at 972-960-2800.

### ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified above.

**3231 ELIHU CONDOMINIUM ASSOCIATION, INC.**  
a Texas nonprofit corporation

By: **SBB MANAGEMENT COMPANY, LLC,**  
its Managing Agent

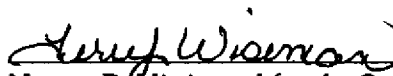
By:   
Vanessa Burch, President

\*This Management Certificate does not purport to identify every publicly recorded document affecting the Condominium, or to report every piece of information pertinent to the Condominium. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Condominium and to contact the Association. This Management Certificate should not be relied upon for any purpose other than to provide instruction for identifying and contacting the Association.

STATE OF TEXAS           §  
                                          §  
COUNTY OF DALLAS   §

BEFORE ME, the undersigned notary public, on this 23 day of August, 2024, personally appeared Vanessa Burch, President of SBB Management Company LLC, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.



  
Notary Public in and for the State of Texas

**Dallas County  
John F. Warren  
Dallas County Clerk**

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**Instrument Number:** 202400174071

eRecording - Real Property

Recorded On: August 28, 2024 02:33 PM

Number of Pages: 3

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**" Examined and Charged as Follows: "**

Total Recording: \$29.00

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**\*\*\*\*\* 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: 202400174071  
Receipt Number: 20240828000277  
Recorded Date/Time: August 28, 2024 02:33 PM  
User: Vickey J  
Station: Cc131

**Record and Return To:**

Simplifile



**STATE OF TEXAS  
COUNTY OF DALLAS**

**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 Records of Dallas County, Texas.**

John F. Warren  
Dallas County Clerk  
Dallas County, TX

A handwritten signature in black ink, appearing to be "JF Warren".