

AFTER RECORDING RETURN TO:

**Judd A. Austin, Jr.
Henry Oddo Austin & Fletcher, P.C.
1700 Pacific Avenue
Suite 2700
Dallas, Texas 75201**

STATE OF TEXAS §
 §
COUNTY OF PARKER §

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
FOR
ROSEWOOD ESTATES HOMEOWNERS ASSOCIATION, INC.**

This PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE (this "Certificate") is made on behalf of ROSEWOOD ESTATES HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation (the "Association").

W I T N E S S E T H :

WHEREAS, Rosewood Group LLC, a Texas corporation, as Declarant, executed and previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for Rosewood Estates Addition, recorded on October 15, 2020 as Instrument No. 202033623 *et. seq.* in the Official Public Records of Parker County, Texas (the "Declaration") as supplemented or amended, is incorporated herein for all purposes.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Residential Property Owners Protection Act as provided in Section 209.004 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. **Name of the Subdivision.** The name of the subdivision which is the subject of the Declaration is Rosewood Estates Revised.

2. **Name and Mailing Address of the Association.** The name of the Association is Rosewood Estates Homeowners Association, Inc., and its mailing address is P. O. Box 51555, Denton, Texas 76206.

3. **Recording Data for the Subdivision.** The recording data for Rosewood Estates Revised subdivision, located in the City of Azle, Parker County, Texas is Instrument No. 202115258 in the Official Plat/Map Records, Parker County, Texas.

4. **Recording Data for the Declaration.** The Declaration is recorded as Instrument No. 20233623 and the First Amendment to the Declaration is recorded as Instrument No. 202121323, along with any and all amendments and supplements thereto, recorded in the Official Public Records of Parker County, Texas.

5. **Name and Contact Information for the Managing Agent of the Association.** The current name and mailing address for the Association is c/o Secure Association Management, P. O. Box 51555, Denton, Texas 76206, telephone (940) 497-7328, and facsimile (940) 497-7328.

6. **Website:** The Association's website may be found at www.RosewoodEstatesHOA.com.

7. **Fees Due Upon Property Transfer.** Fees charged relating to a property transfer are: (i) up to \$375.00 as resale certificate fee; (ii) fees for resale certificate update: (a) 1-14 days from issuance – no charge (b) 14-45 days from issuance - \$50.00; (c) 45-90 days from issuance - \$75.00; (iii) rush fees: (a) 1 business day - \$125.00; (b) 3 business days - \$75.00; (c) 5 business days - \$50.00; (iv) 3 day shipping fee - \$45.00; (v) up to \$275.00 transfer fee following foreclosure; (vi) up to \$150.00 inspection fee; and (vii) up to \$100 acquisition fee.

8. **Resale Certificates:** Resale Certificates may be requested by contacting the Association c/o Secure Association Management via <http://www.secure-mgmt.com/> or e-mail at john@secure-mgmt.com. The phone number for Secure Association Management is (940) 497-7328 or facsimile at (940) 497-7328.

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed on behalf of the Association in compliance with Section 209.004 of the Texas Property Code.

ASSOCIATION:

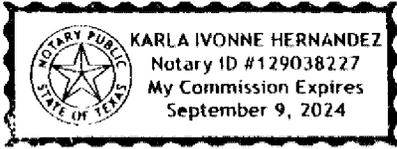
**ROSEWOOD ESTATES HOMEOWNERS
ASSOCIATION, INC.**
a Texas non-profit corporation

By: Secure Association Management
Its: Managing Agent

By: 
John MacKenzie, Community Manager

STATE OF TEXAS §
 §
COUNTY OF DENTON §

This instrument was acknowledged before me on the 27th day of August 2021, by John MacKenzie, Community Manager with Secure Association Management, the Managing Agent of Rosewood Estates Homeowners Association, Inc., a Texas non-profit corporation.



Karla I Hernandez

Notary Public, State of Texas

FILED AND RECORDED

OFFICIAL PUBLIC RECORDS



Lila Deakle

202140482
10/14/2021 02:27:12 PM
Fee: \$39.00
Lila Deakle, County Clerk
Parker County, Texas
CERTIFICAT