

## MANAGEMENT CERTIFICATE FOR HIGH HAWK

STATE OF TEXAS

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KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF DALLAS

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for High Hawk Homeowners' Association, Inc.

1. The name of the subdivision is High Hawk
2. The name of the association is High Hawk Homeowners' Association, Inc.
3. The recording data for the subdivisions follows:

Subdivision

Recording Data

High Hawk at Martin's Meadow Phase I

Final Plat filed as Document #200402933089 on 6/16/2004.

High Hawk at Martin's Meadow Phase II

Final Plat filed as Document #200402933076 on 6/16/2004.

High Hawk at Martin's Meadow Phase III

Final Plat filed as Document #200503560897 on 10/28/2005.

4. The recording data for the Declaration(s) follows:

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for High Hawk Homeowners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Document # 200403179207 on 12/21/2004.

First Amendment to Declaration of Covenants, Conditions and Restrictions for High Hawk Homeowners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Document # 201100042462 on 2/17/2011.

5. High Hawk Homeowners' Association, Inc., in c/o RTI/Community Management Associates, Inc., (CMA) 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093.
6. The association's designated representative is RTI/Community Management Associates, Inc. (CMA), 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093. For association information, the phone number is 972-943-2820, the email is [closing@cmamanagement.com](mailto:closing@cmamanagement.com) and the association's website is [www.cmamanagement.com](http://www.cmamanagement.com).
7. Fees charged in connection with a property transfer in the subdivision are:
  - Resale Certificate- Routine Owner Certificate \$375, Lot Purchase by Builder \$50
  - Transfer Fee: \$250
  - Foreclosure Transfer Fee: \$300



IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 30<sup>th</sup> day of December, 2024.

HIGH HAWK HOMEOWNERS' ASSOCIATION, INC.

By: CMA, its Manager

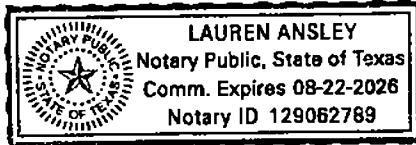
By: Kayn Bradley

**ACKNOWLEDGMENT**

STATE OF TEXAS       §  
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COUNTY OF COLLIN   §

This instrument was acknowledged before me on the 30<sup>th</sup> day of December, 2024, by Kayn Bradley of CMA, Manager for High Hawk Homeowners' Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

Lauren Ansley  
Notary Public, State of Texas



**AFTER RECORDING, RETURN TO:**  
CMA, Inc.  
Attention: Kathleen Dawsey  
1800 Preston Park Boulevard, Suite 200  
Plano, Texas 75093



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

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**Instrument Number:** 202400264741

eRecording - Real Property

**Recorded On:** December 31, 2024 01:48 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:** 202400264741  
**Receipt Number:** 20241231000315  
**Recorded Date/Time:** December 31, 2024 01:48 PM  
**User:** Kevin T  
**Station:** CC123.dal.ccdc

**Record and Return To:**

CSC Global



**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