

## **MANAGEMENT CERTIFICATE**

In compliance with the provisions of Section 82.116 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Condominium/Subdivision:** Plano Gateway Office Park Condominiums
2. **Name of the Association:** Plano Gateway Office Park, LLC
3. **Condominium Location:** 525 Shiloh Rd, Plano, TX 75074
4. **Recording data for the Declaration:**
  1. Declaration of Condominium Regime for Plano Gateway Office Park Condominiums, recorded in Document no. 20220414000606050;
  2. First Amendment to Declaration of Condominium Regime for Plano Gateway Office Park Condominiums, recorded in Document no. 2022000098764, Official Public Records of Collin County, Texas.
5. **Mailing Address of the Association:** Plano Gateway Office Park, LLC, c/o Goodwin & Company, PO Box 203310, Austin, TX 78720-3310
6. **Name, mailing address, phone number & email for designated representative:**

**Goodwin & Company**  
**PO Box 203310, Austin, TX**  
**855.289.6007**  
**Info@goodwintx.com**
7. **Website address where all dedicatory instruments can be found:**

<https://dpggo.sites.townsq.io/> or [www.goodwintx.com](http://www.goodwintx.com) , use the "find my community" search bar to locate the community webpage
8. **Fees charged by Association related to a property transfer:**

Reserve Contribution: Equal to 2x Monthly Assessments  
Resale Certificate: \$375  
Resale Certificate Update: \$75  
Rush Fees to expedite Resale Certificate delivery in advance of 10 business day requirement:  
- 1 business day: \$350 / 3 business days: \$250 / 5 business days: \$150 / 7 business days: \$100  
Compliance Inspection Fee (optional): \$150  
Refinance Fee: \$120  
Statement of Account: \$120  
Rush Covenant Compliance Inspection Fee: \$300  
Lot Take Down Fee: \$120  
New Home/First Lot Closing Statement Fee: \$120  
Transfer Fees: \$340

This management certificate is filed of record in Collin County, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner

*Kaci Maglich*

By: Kaci Maglich, Managing Agent for Plano Gateway Office Park, LLC,  
Duly, Authorized Agent  
Signed: August 15, 2025

**AFTER RECORDING RETURN TO:**

**Goodwin & Company**  
**PO Box 203310**  
**Austin, TX 78720-3310**

STATE OF TEXAS

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§

COUNTY OF COLLIN

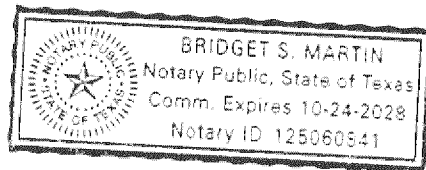
This instrument was signed before me on August 15, 2025, and it was acknowledged that this Instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

*Bridget Martin*

Notary Public in and for the State of Texas

Notary Printed Name: Bridget Martin

My Commission Expires: 10/24/2028



**Collin County  
Honorable Stacey Kemp  
Collin County Clerk**

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**Instrument Number:** 2025000110591

eRecording - Real Property

MISCELLANEOUS

Recorded On: August 29, 2025 12:57 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: 2025000110591  
Receipt Number: 20250829000361  
Recorded Date/Time: August 29, 2025 12:57 PM  
User: Sheila P  
Station: Workstation cck089

**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

