

**MANAGEMENT CERTIFICATE
OF
CITYLINE TOWNHOMES RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer of Cityline Townhomes Residential Community, Inc. (the "**Association**"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Cityline Townhomes.
2. The name of the Association: Cityline Townhomes Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property situated in Collin County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for Cityline Townhomes Residential Community, recorded as Document No. 20210407000694370, in the Official Public Records of Collin County, Texas, as the same may be amended from time to time (the "**Declaration**").
4. The recording data for the Declaration and any amendments to the Declaration: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Cityline Townhomes Residential Community, Inc., c/o Neighborhood Management, Inc., 1024 S. Greenville Ave., Suite 230, Allen, Texas 75002.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Cityline Townhomes Residential Community, Inc., c/o Neighborhood Management, Inc.
Mailing Address:	1024 S. Greenville Ave., Suite 230, Allen, TX 75002, Attn.:
Attn.:	Jenn Barnes-Callahan
Telephone Number:	(972) 359-1548 x143
Email Address:	managementcertificate@nmitx.com

7. Website to access the Association's dedicatory instruments:
<https://neighborhoodmanagement.com>
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - \$580.00

Transfer Fee - \$250.00

Resale Certificate Fee - \$350.00 + \$25.00 Homewise Fee

Refinance Fee - \$150.00

Rush Fee \$75.00

Resale Updates: Free up to 14 days. Update from 14 to 180 days - \$100.00 + \$5.00
Homewise Fee.

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective on the date this instrument is Recorded.

**CITYLINE TOWNHOMES RESIDENTIAL COMMUNITY,
INC.,**
a Texas nonprofit corporation

By: [Signature]
Name: Trevor Brickman
Title: President

STATE OF TEXAS

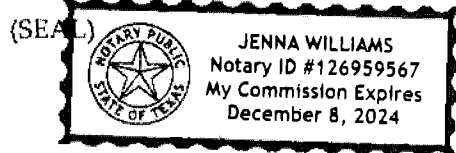
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COUNTY OF Dallas

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This instrument was acknowledged before me on the 6th day of September, 2020 by Trevor Brickman, the President of Cityline Townhomes Residential Community, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.



[Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
Winstead PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
Email: rburton@winstead.com

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Cityline Townhomes, recorded as Document No. 20210407000694370, in the Official Public Records of Collin County, Texas.
2. First Amendment to Declaration of Covenants, Conditions and Restrictions for Cityline Townhomes, recorded as Document No. 20220303000350860, in the Official Public Records of Collin County, Texas
3. Cityline Townhomes Community Manual, recorded as Document No. 20220303000350220, in the Official Public Records of Collin County, Texas.
4. Cityline Townhomes Adoption of Working Capital Assessment, recorded as Document No. 2022000136495, in the Official Public Records of Collin County, Texas.

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

Instrument Number: 2022000136622

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: September 08, 2022 10:03 AM

Number of Pages: 5

" Examined and Charged as Follows: "

Total Recording: \$38.00

***** **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: 2022000136622
Receipt Number: 20220908000169
Recorded Date/Time: September 08, 2022 10:03 AM
User: Abby H
Station: cck100

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