



**D225079182**

05/05/2025 10:11 AM

Page: 1 of 3

Fees: \$28.00

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE

SUBMITTER: SCOTT RENZ

The State of Texas

The County of Tarrant

*Mary Louise Nicholson*  
MARY LOUISE NICHOLSON  
COUNTY CLERK

**Management Certificate**  
**Cherry Grove Homeowner's Association, Inc.**

The Property Owners' Association Management Certificate is being filed by **CHERRY GROVE HOMEOWNERS ASSOCIATION, INC.** (hereafter referred to as "Association"), a Texas non-profit corporation in compliance with the provisions of Section 209.004 of the Texas Property Code. The County Clerk shall record the Management Certificate in the real property records of the county and index the document as "Property Owners' Association Management Certificate". The Association submits the following information:

1. **Name of the Subdivision:** Cherry Grove Estates
2. **Location of the Subdivision:** Keller, Texas
3. **Name of the Association:** Cherry Grove Homeowner's Association, Inc. (HOA)
4. **Recording Data for the Subdivision:**
  - a. The Subdivision is recorded according to the Map and Plat records filed in Tarrant County, Texas as follows: Subdivision Plats recorded as Document No. D200277153 in Cabinet A, Slide 6315
5. **Recording Data for the Dedicatory Instruments:**
  - a. Articles of Incorporation of Cherry Grove Homeowner's Association, Inc. filed with the Texas Secretary of State January 29, 2003. Document 25421830002.
  - b. Recording data for the Declaration and Declaration amendments: Documents D201258398, D201259503, D216044287, D222212011, *D225079179* Official Public Records of Tarrant County, TX.
  - c. Recording data for By-Laws: D215075005, Official Public Records of Tarrant County, TX.
  - d. Recording data for Association Policies: Meeting Policy recorded as Document D215055596, Document Retention Policy recorded as Document D215055597, Delinquency Policy recorded as Document D215055598, Records Production and Copying recorded as Document D215055599, D222212009, Transfer Fees recorded as Document D215243269, D222212008, Official Public Records of Tarrant County, TX.

**6. Property Management:**

This is a self-managed Association. Members of the Board of Directors may change periodically. Current contact information, as well as dedicatory documents and policies are available on the HOA website.

**7. Name of Property Owners Association:**

Cherry Grove Homeowner's Association, Inc.

**8. Name, Mailing Address, Phone Number, and E-mail Address of Person Managing the Association or its Designated Representative:**

Cherry Grove Homeowner's Association  
Attn: President, Cherry Grove HOA  
PO Box 1446  
Keller, TX 76248

Current Association Board Member's contact information found on Association Website:  
[CherryGroveofKeller.com](http://CherryGroveofKeller.com)

**9. Association website address having Dedicatory Instruments:**

[CherryGroveofKeller.com](http://CherryGroveofKeller.com)

**10. Regular Assessments (Dues):**

Regular Assessments are levied by the Board, semi-annually. The amount of the Regular Assessment is \$1000 annually per Lot effective on adoption by The Association.

**11. Fees due the Association related to Property Transfer:**

Resale Certificate: \$375.00 (pay HOA in advance)  
Update to recently/previously provided Resale Certificate: \$75.00 (pay HOA in advance)  
Expedited fee to provide Resale Certificate prior to 10 business days delivery obligation-  
1 business day, \$150.00, 2 business days, \$100.00, 3 business days, \$75.00  
Transfer Fee: \$275.00 (due at closing and paid to HOA by Title company)

*Note: Purpose of this Management Certificate is to provide information sufficient for a title company to identify the means to contact the governing members of the Association. This Management Certificate does not claim to identify all publicly recorded documents of the Association or to report information of every document pertaining to the subdivision. This document provides basic fee information and Recording Data history.*

(Signature Page Follows)

## CERTIFICATION

"I, the undersigned, being the President of the Cherry Grove Homeowner's Association, Inc. hereby certifies this Management Certificate is effective as of April 29, 2025."

Cherry Grove Homeowner's Association, Inc.,  
a Texas nonprofit corporation,

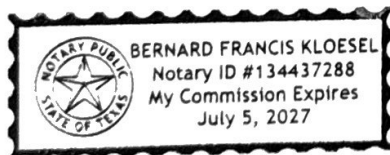


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Scott Renz, Association Board President

STATE OF TEXAS                    |

COUNTY OF TARRANT           |

This instrument was acknowledged before me on 5 day May, 2025 by  
Scott Renz, President of the Cherry Grove Homeowner's Association, Inc., a Texas nonprofit  
corporation, on behalf of said nonprofit corporation.



\_\_\_\_\_  
Notary Public, State of Texas



FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS OF  
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