

**MANAGEMENT CERTIFICATE  
FOR  
PLAZA PATIO HOMES HOMEOWNERS ASSOCIATION, INC.**

STATE OF TEXAS                   §  
  §       KNOW ALL MEN BY THESE PRESENTS:  
COUNTY OF DALLAS           §

The undersigned, being the Managing Agent of Plaza Patio Homes Homeowners Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, which supersedes any Management Certificates previously filed by the Association:

1.     The name of the subdivision: Plaza Patio Homes
2.     The name of the Association: Plaza Patio Homes Homeowners Association, Inc.
3.     The recording data for the subdivision: See Exhibit A.
4.     The name and mailing address of the Association:
5.                 Plaza Patio Homes Homeowners Association, Inc.  
                      c/o Neighborhood Management Inc  
                      1024 S Greenville Ave, Suite 230  
                      Allen, TX. 75002
6.     The name and contact information for the Managing Agent of the Association:  
                      Neighborhood Management, Inc.  
                      Beverly Coghlan  
                      1024 S. Greenville Ave, Suite 230  
                      Allen, TX 75002  
                      Phone: 972-359-1548  
                      Email Address: managementcertificate@nmitx.com
7.     Website for Dedicatory Instruments: <https://neighborhoodmanagement.com>
8.     The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Resale Certificate:	\$375.00
Transfer Fee:	\$250.00
Optional Inspection Fee:	\$150.00

{ACKNOWLEDGEMENT PAGE FOLLOWS}

### ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified below.

**PLAZA PATIO HOMES HOMEOWNERS  
ASSOCIATION, INC.**  
a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By: Beverly Coghlan  
Name: Beverly Coghlan

STATE OF TEXAS

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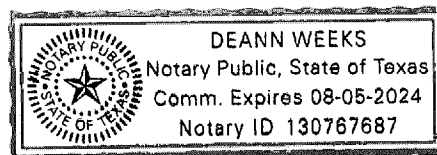
COUNTY OF COLLIN

§

This instrument was acknowledged before me on the 6<sup>th</sup> day of October, 2023, by Beverly Coghlan, Agent for the Association of Plaza Patio Homes Homeowners Association, Inc. a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Deann Weeks

Notary Public Signature, State of Texas



**EXHIBIT A**

<b>Document</b>	<b>Recording Information</b>
Spring Valley Plaza Duplex Addition September 26, 2000	Document No. 200001143509
Spring Valley Plaza Duplex Addition-Replat: Nov 5, 2002	Document No. 200202060324
Spring Valley Plaza Duplex Addition, Phase II Sept 2, 2005	Document No. 200503497860
Amended/ Restated Declaration June, 25, 2004	Document No. 200402944392
Supplemental Declaration: Sept 2, 2005	Document No200503497910.

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

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**Instrument Number:** 202300205381

eRecording - Real Property

Recorded On: October 06, 2023 02:46 PM

Number of Pages: 4

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**" Examined and Charged as Follows: "**

Total Recording: \$34.00

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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: 202300205381  
Receipt Number: 20231006000719  
Recorded Date/Time: October 06, 2023 02:46 PM  
User: Hilga R  
Station: CC132.dal.ccdc

**Record and Return To:**

Simplifile



**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