

STEVENS PARK RESIDENTIAL COMMUNITY MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Stevens Park Residential Community, Inc.** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: Stevens Park Residential Community, Inc.

Name of the Association: Stevens Park Residential Community, Inc.
Stevens Park Townhomes

Recording Data for Association and Restrictions:

Community	County	Doc Type	Date Recorded	Instrument No.
Stevens Park Residential Community	Dallas	Fine and Enforcement Policy	11-Dec-23	202300248225
		Collection Policy	1-Dec-23	202300242964
		Certificate of Formation	17-Jul-20	9833850480002
		CCI Resolution	17-Jun-24	202400121228
		Collection Policy	17-June-24	202400121229
Stevens Park Townhomes		Declaration of CC&R	17-Aug-20	202000219141

Name and Mailing Address of the Association

Stevens Park Residential Community, Inc.
c/o Principal Management Group of North Texas
801 E Campbell Road Ste 620
Richardson, Texas 75081

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative

Principal Management Group of North Texas
801 E Campbell Road Ste 620
Richardson, Texas 75081
214-368-4030
NTXcustomer@associa.us

Website Address of the Association

www.townsq.io

Property Transfer Fee(s) Charged by the Association:

New account setup fee establishing new owner's account in the association's records: \$95

Resale Certificate: \$375

Resale Certificate Update: \$95

Legacy Account Closure Fee: \$220

Refinance Statement of Account: \$75

Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite

Executed on this the 20th day of June, 2024

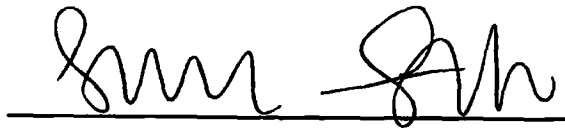
Stevens Park Residential Community, Inc, acting by and through its managing agent, Principal Management Group of North Texas



Kristen Russell, Branch Vice-president

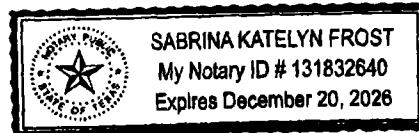
STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged before me on the 20th day of February, 2024 by Kristen Russell, Branch Vice-president with Principal Management Group of North Texas, the managing agent for Stevens Park Residential Community, Inc., a Texas nonprofit corporation, on behalf of such corporation.



Notary Public, State of Texas

When recorded return to:
Principal Management Group of North Texas
801 E Campbell Road Ste 620
Richardson, Texas 75081



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

Instrument Number: 202400147260

eRecording - Real Property

Recorded On: July 23, 2024 02:38 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$29.00

******* 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: 202400147260
Receipt Number: 20240723000591
Recorded Date/Time: July 23, 2024 02:38 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