

LA VILLITA TOWNHOMES ASSOCIATION INC MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by La Villita Townhomes Association 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: La Villita Townhomes

Name of the Association: La Villita Townhomes Association Inc

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Dallas County, Texas, as follows:

- (a) Plat recorded with Dallas County Clerk records filed under Document number 200503349288
- (b) Final plat recorded with Dallas County Clerk records filed under Document number 20070088500

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Dallas County, Texas, as follows:

- (a) Declaration of Covenants, Conditions, and Restrictions filed for record as Document number 200503636708
- (b) By-Laws filed for record as Document number 200503636708
- (c) Collections Procedures & Policy filed for record as Document number 201700144124
- (d) Notice of Filing of Dedicatory Instruments filed for record as Document number 201000053553
- (e) First Supplement Notice of Filing of Dedicatory Instruments filed for record as Document number 201000161802
- (f) Second Supplement Notice of Filing of Dedicatory Instruments filed for record as Document number 201000261436
- (g) Third Supplement Notice of Filing of Dedicatory Instruments filed for record as Document number 201100181198
- (h) Fourth Supplement Notice of Filing of Dedicatory Instruments filed for record as Document number 201100199162
- (i) Fifth Supplement Notice of Filing of Dedicatory Instruments filed for record as Document number 201400155018

Name and Mailing Address of the Association

La Villita Townhomes Association Inc.
c/o Principal Management Group of North Texas
801 E. Campbell Road Ste 620
Richardson, TX 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, TX 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: \$75

Legacy Account Closure Fee: \$220

Refinance Statement of Account: \$75

Expediate Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1-day expediate
\$120 for 3-day expediate

Executed on this the 30 day of January 2024

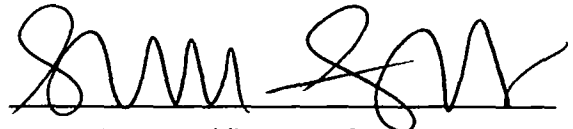
La Villita Townhomes Association Inc, acting by and through its
managing agent, Principal Management Group of North Texas



Mark Southall, Branch President

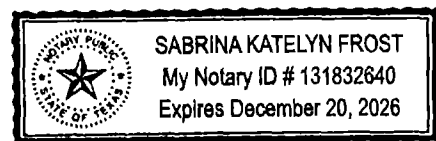
STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged before me on the 30 day of January 2024 by Mark Southall, Branch President with Principal Management Group of North Texas, the managing agent for La Villita Townhomes Association 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, TX 75081



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

Instrument Number: 202400049464

eRecording - Real Property

Recorded On: March 12, 2024 10:44 AM

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: 202400049464
Receipt Number: 20240312000122
Recorded Date/Time: March 12, 2024 10:44 AM
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