

## **PRESTON SQUARE INC MANAGEMENT CERTIFICATE**

This Property Owners' Association Management Certificate is being recorded by Preston Square 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:** Preston Square Townhomes

**Name of the Association:** Preston Square 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 records under Vol. 72195 Pages 0063-0079 Document number 197200436866

**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 for Preston Square Inc filed for record under Vol. 74091 Page 1877 Document number 197400684286
- (b) First Amended and Restated Declaration of Covenants, Conditions, and Restrictions filed for record under Vol. 96060 Page 02899 Document number 199600608569
- (c) Restrictions on Resale Policy filed for record under Vol. 52017 Page 0335 Document number 198200477484
- (d) Architectural Review Committee Policy filed for record under Document number 202100269595
- (e) Board of Directors Resolution Checks in Excess of \$2,500.00 filed for record under Document number 202200059758
- (f) Bylaws of Preston Square Inc filed for record under Vol. 72192 Page 1554 Document number 197200434872
- (g) Collection Policy filed for record under Document number 202200017585
- (h) Supplemental Guidelines Regarding the Display of Flags filed for record under Document number 201700291902
- (i) Notice of Filing of Dedicatory Instruments for Preston Square Inc filed for record under Vol. 209 Page 02579 Document number
- (j) First Supplement to the Notice of Filing of Dedicatory Instruments filed for record under Document number 20080348353
- (k) Second Supplement to the Notice of Filing of Dedicatory Instruments filed for record under Document number 201200024162
- (l) Third Supplement to the Notice of Filing of Dedicatory Instruments filed for record under Document number 201600332156
- (m) Video Surveillance Camera Policy filed for record under Document number 202100232272
- (n) Security Measures Policy filed for record under Document number 202100269598
- (o) Architectural Review Committee Policy filed for record under Document number 202200017556

- (p) Contract for Services Bidding and RFP Policy filed for record under Document number 202100269597
- (q) Religious Displays Policy filed for record under Document number 202200013251
- (r) Supplemental Guidelines Regarding the Display of Signs filed for record under Document number 201700291901
- (s) Swimming Pool Enclosures Policy filed for record under Document number 202200017577

**Name and Mailing Address of the Association**

Preston Square 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  
NTXcustomercare@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: \$45  
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 11 day of July 2022

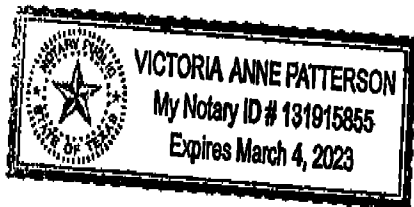
Preston Square Inc, acting by and through its managing agent, Principal Management Group of North Texas



\_\_\_\_\_  
Mark Southall, Branch President

STATE OF TEXAS       §  
                                     §  
COUNTY OF DALLAS   §

This instrument was acknowledged before me on the 11 day of July 2022 by Mark Southall, Branch President with Principal Management Group of North Texas, the managing agent for Preston Square Inc, a Texas nonprofit corporation, on behalf of such corporation.



Victoria Patterson

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**

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**Instrument Number:** 202200198921

eRecording - Real Property

Recorded On: July 19, 2022 04:15 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: 202200198921  
Receipt Number: 20220719000893  
Recorded Date/Time: July 19, 2022 04:15 PM  
User: Lynn G  
Station: CC53

**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

A handwritten signature in black ink, appearing to be "JFW", located to the right of the printed name and title.