

MANAGEMENT CERTIFICATE

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.
This amends all prior Management Certificates filed for this Association.

This MANAGEMENT CERTIFICATE (this "Certificate") is made effective as of April 16, 2024 by King's Court of Willow Bend Homeowners Association, Inc., a Texas non-profit corporation (the "Association").

W I T N E S S E T H :

WHEREAS, the Declarant for King's Court of Willow Bend has previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for King's Court of Willow Bend filed of record on or about February 2, 1993 (the "Declaration") and recorded at Instrument No. 93-0007816 in the Real Property Records of Collin County, Texas, which Declaration is incorporated herein for all purposes.

WHEREAS, Declarant has created the Association for the benefit of King's Court of Willow Bend.

WHEREAS, the Association was duly formed on February 22, 1993, as King's Court of Willow Bend Homeowners Association, Inc.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Property Code as provided in Section 209 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. Name of the Subdivision. The name of the subdivision which is subject to the Declaration is King's Court of Willow Bend.
2. Name of the Association. The name of the Association is the King's Court of Willow Bend Homeowners Association, Inc. and is located at Collin County, Texas. The mailing address for the Association is The MAC Group, 17130 Dallas Pkwy, Ste 140, Dallas TX 75248.
3. Recording Data for the Subdivision. The Declaration, Bylaws and Plats to the subdivision and any amendments, supplements and additions thereto have been recorded in the Collin County Clerk's office.
4. Recording Data for the Declaration. The Declaration for the Association was filed on or about February 2, 1993 (the "Declaration") recorded at Instrument No. 93-0007816 in the Real Property Records of Collin County, Texas; which Declaration is incorporated herein for all purposes and any amendments or supplements thereto.

The Declaration was amended as follows:

- On or about June 9, 1993 at Instrument #93-0044744; and,
- On or about April 11, 2003 at Instrument #2003-0066052.

5. The Name and Mailing Address of Managing Agent. The Association's managing agent is:

The MAC Group
17130 Dallas Pkwy, Ste 140
Dallas TX 75248.

6. Manager of the Association. The telephone number for the manager of the Association is 469-939-4928 and the email address for the manager of the Association is info@themacgroupco.com.

7. Website for the Association. The website for the Association is <https://app.townsq.io/login>.*

8. Resale Certificates: Resale Certificates may be requested by contacting The MAC Group at resales@themacgroupco.com or at <https://www.homewisedocs.com>. The Resale Fee is \$350.00 and shall be payable to The MAC Group. The Transfer Fee is \$200.00 and shall be payable to The MAC Group. The Working Cap Reserve Fee is \$50.00 and shall be payable to King's Court of Willow Bend.

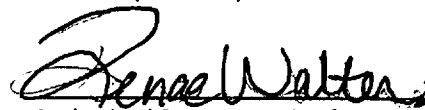
**Please Note: Supplementary documents may be requested for an additional fee through Homewisedocs.com.*

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed as of the date first above written.

ASSOCIATION:

King's Court of Willow Bend Homeowners Association,
Inc., a Texas non-profit corporation

By:

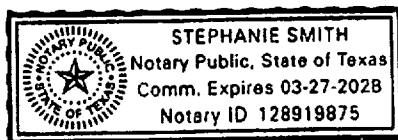


Authorized Representative for
King's Court of Willow Bend Homeowners
Association, Inc.

THE STATE OF TEXAS §
COUNTY OF COLLIN §

This instrument was acknowledged before me on this 16 day of April, 2024 by Renae Walters, Authorized Representative for King's Court of Willow Bend Homeowners Association, Inc., a Texas non-profit corporation, on behalf of such corporation.

Notary Public in and for the State of Texas





Notary Public Signature

**Collin County
Honorable Stacey Kemp
Collin County Clerk**

Instrument Number: 2024000045024

eRecording - Real Property

CERTIFICATE

Recorded On: April 17, 2024 09:11 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: 2024000045024
Receipt Number: 20240417000186
Recorded Date/Time: April 17, 2024 09:11 AM
User: Kim D
Station: Workstation cck024

Record and Return To:

Simplifile



**STATE OF TEXAS
COUNTY OF COLLIN**

**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 Public Records of Collin County, Texas.**

Honorable Stacey Kemp
Collin County Clerk
Collin County, TX