

  
MARY LOUISE NICHOLSON  
COUNTY CLERK

## ENCHANTED BAY HOMEOWNERS ASSOCIATION MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Enchanted Bay Homeowners Association** (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:** Enchanted Bay

**Name of the Association:** Enchanted Bay Homeowners Association

**Recording Data for Association:**

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

- (a) Plat recorded with Tarrant County records under Document No. D221088958

**Recording Data for Restrictions:**

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

- (a) Declaration of Covenants, Conditions and Restrictions for Enchanted Bay Homeowners Association filed for record as Document No. D221227398
- (b) Builders Guidelines for Enchanted Bay Homeowners Association filed for record as Document No. D221159356

**Name and Mailing Address of the Association**

Enchanted Bay Homeowners Association  
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](http://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 31 day of May 2022

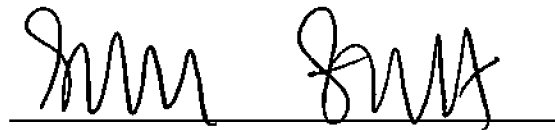
Enchanted Bay Homeowners Association, acting by and through  
its managing agent, Principal Management Group of North Texas



Mark Southall, Branch President

STATE OF TEXAS           §  
                                     §  
COUNTY OF TARRANT   §

This instrument was acknowledged before me on the 31 day of May 2022 by Mark Southall, Branch President with Principal Management Group of North Texas, the managing agent for Enchanted Bay Homeowners Association, 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

