

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
FOR  
PARKWAY HEIGHTS (A.K.A. HARRINGTON MILLS) HOMEOWNERS'  
ASSOCIATION, INC.**

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THE STATE OF TEXAS                   §  
  §  
COUNTIES OF COLLIN               §

The undersigned, being the Managing Agent of Parkway Heights (a.k.a. Harrington Mills) Homeowners' Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Parkway Heights (a.k.a. Harrington Mills) Homeowners' Association, Inc.:

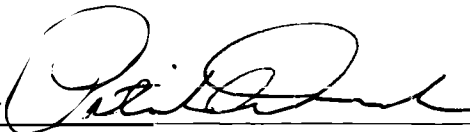
1. Name of Subdivision: Parkway Heights (a.k.a. Harrington Mills).
2. Name of Association: Parkway Heights (a.k.a. Harrington Mills) Homeowners' Association, Inc.
3. Recording Data for the Subdivision:
  - a) Parkway Heights (a.k.a. Harrington Mills) is an addition to the City of Plano in Collin County, Texas. The plat is recorded in the Plat Records of Collin County, Texas, under Document No. 20120410010000760 in Book 2012, Page 112.
4. Recording Data for the Declaration:
  - a) Declaration of Covenants, Conditions and Restrictions for Parkway Heights (a.k.a. Harrington Mills), recorded on March 8, 2012, as Document No. 20120308000271920, Real Property Records, Collin County Texas.
5. Name and Mailing Address of the Association is: Parkway Heights (a.k.a. Harrington Mills) Homeowners' Association, Inc., c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Parkway Heights (a.k.a. Harrington Mills) Homeowners' Association, Inc., c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
7. Telephone Number to Contact the Association is: 214-871-9700.

8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at [Mgmt-CertificateTX@fsresidential.com](mailto:Mgmt-CertificateTX@fsresidential.com).
9. The Association's website may be found at: <https://parkwayheights.connectresident.com/>
10. Fees charged by the Association upon the sale or transfer of Property:

Transfer Fee	\$340.00
Resale Disclosure Package (6-10 days; 3-5 days; 1-2 days)	\$375; \$450; \$500
Resale Disclosure Update (within 60 days of original request)	\$75.00
Refinance Certificate Fee (6-10 days; 3-5 days; 1-2 days)	\$150; \$225; \$275
HOA Questionnaire (optional) – (Single Family)	\$250.00
Loan Estimate Questionnaire (optional) – (Single Family)	\$100.00
Custom Lender Form Mortgage Questionnaire – (Condominiums)	\$350.00
Uniform Condo Questionnaire (6-10 days; 3-5 days; 1-2 days)	\$220; \$275; \$325
Working Capital Fee	\$162.50

Executed on this the 8 day of January 2024.

PARKWAY HEIGHTS (A.K.A. HARRINGTON MILLS) HOMEOWNERS' ASSOCIATION, INC.

By 

Patrick Droesch, President of FirstService Residential Texas, Inc.

THE STATE OF TEXAS

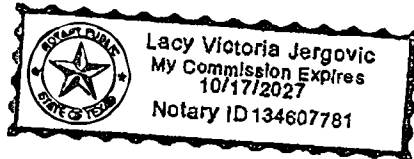
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ACKNOWLEDGMENT

COUNTY OF DALLAS

BEFORE ME, the undersigned notary public, on this the 8 day of January 2024 personally appeared Patrick Droesch, President of FirstService Residential Texas, Inc., and Managing Agent of Parkway Heights (a.k.a. Harrington Mills) Homeowners' Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.

Lacy Jergovic  
Notary Public in and for the State of Texas



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

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**Instrument Number:** 2024000002754

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: January 08, 2024 03:08 PM

Number of Pages: 4

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**" Examined and Charged as Follows: "**

Total Recording: \$33.00

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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: 2024000002754  
Receipt Number: 20240108000610  
Recorded Date/Time: January 08, 2024 03:08 PM  
User: Kim D  
Station: Workstation cck024

**Record and Return To:**

CSC



**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

