D224007504 01/16/2024 09:44 AM Page: 1 of 2 Fee: \$24.00 Submitter: Sears, Bennett & Gerdes, LLP Electronically Recorded by Tarrant County Clerk in Official Public Records Rouse Nicholan

MARY LOUISE NICHOLSON COUNTY CLERK

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE **FOR** HULEN TRAILS HOMEOWNERS ASSOCIATION INC.

THE STATE OF TEXAS § § **COUNTY OF TARRANT**

The undersigned, being the Managing Agent of Hulen Trails 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 Hulen Trails Homeowners Association Inc.:

- 1. Name of Subdivision: Hulen Trails.
- 2. Name of Association: Hulen Trails Homeowners Association Inc.
- 3. Recording Data for the Subdivision:
 - a) Hulen Trails is an addition to the city of Grand Prairie in Tarrant County, Texas. The plats are recorded in the Plat Records of Tarrant County, Texas under - Phase 1: Document D221180343, recorded on June 23, 2021.
- 4. Recording Data for the Declaration:
 - a) Declaration of Covenants, Conditions and Restrictions for Hulen Trails, recorded on October 1, 2021, as Document D221288073, Real Property Records, Tarrant County, Texas as amended.
- 5. Name and Mailing Address of the Association is: Hulen Trails 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: Hulen Trails 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 https://www.fsresidential.com/texas/resale-and-lenderdocuments. Alternatively, you may contact the office for FirstService Residential by email at Mgmt-CertificateTX@fsresidential.com.

SDG: FSR-0001

- 9. The Association's website is: https://hulentrailshoa.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 –	\$350.00
(Condominiums)	
Uniform Condo Questionnaire (6-10 days; 3-5 days; 1-2 days)	\$220; \$275; \$325
Working Capital Fee	\$500.00

Executed on this the day of January 2024.

HULEN TRAILS ASSOCIATION INC.

HOMEOWNERS

Bv:

Patrick Droesch, President of FirstService Residential Texas, Inc.

THE STATE OF TEXAS

8 8 8

ACKNOWLEDGMENT

COUNTY OF DALLAS

BEFORE ME, the undersigned notary public, on this the ______ day of January 2024, personally appeared Patrick Droesch, President of FirstService Residential Texas, Inc., and Managing Agent of Hulen Trails 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.

Notary Public in and for the State of Texas

Lacy Victoria Jergovic

My Commission Expires 10/17/2027 Notary ID 134607781