


MARY LOUISE NICHOLSON
COUNTY CLERK

PROPERTY OWNERS ASSOCIATION 3rd AMENDED MANAGEMENT CERTIFICATE FOR
PV HOMEOWNERS' ASSOCIATION

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.

Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"

State of Texas §

County of Tarrant §

1. Name of Subdivision: Presidio Village
2. Subdivision Location: Tarrant County
3. Name of Homeowners Association: PV Homeowners' Association
4. Recording Data for Association: Presidio Village, an addition to the City of Fort Worth, Tarrant County, Texas, according to the map or plat map recorded on December 23, 2004 under Document No. D204396291, Cabinet A, Slide 9779
5. Recording Data for Declaration: Declaration of Covenants, Conditions, and Restrictions for Presidio Village, Phase I, is filed under Document No. D205208824

Articles of Incorporation of PV Homeowners' Association are filed in the Office of the Secretary of State of Texas on May 20, 2005.

Bylaws of PV Homeowners' Association are filed under Document No. D206073595

6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowner's association:

Notice of Filing of Dedicatory Instruments for Presidio Village, Phase I, are filed under Document No. D206073595

Notice of Filing of Dedicatory Instruments for PV Homeowners' Association are filed under Document No. D212068127

PV Homeowners' Association Billing Policy and Payment Plan Guidelines are filed under Document No. D219163373

The below PV Homeowners' Association resolutions are filed under Document No. D219164571.

- Records Retention Policy

- Records Inspection Policy
- Membership Voting Policy
- E-mail Registration Policy
- Religious Item Display Guidelines
- Solar Energy Device Guidelines
- Roofing Material Guidelines
- Rainwater Collection Devices Guidelines
- Flag Display Guidelines
- Drought-Resistant Landscaping and Natural Turf Guidelines
- Violation Enforcement Resolution
- Application of Payments Policy
- Conflict of Interest Policy
- Electronic and Telephonic Action Policy
- Standby Electric Generators Guidelines
- Uncurable Violation Enforcement Resolution

7. Mailing Address and Contact Information for the Association and the Managing Agent:

Spectrum Association Management
 17319 San Pedro Ave, #318
 San Antonio, TX 78232
 contact@spectrumam.com
 210-494-0659
www.spectrumam.com/homeowners

8. Fee(s) related to Property Transfer:

- Administrative Transfer Fee - \$200.00
- Resale Package = \$375.00
 - Rush for Resale Package:
 - 1 business day = \$120.00 / 3 business days = \$95.00
 - Add a Rush to an existing order = \$75.00 + Cost of a Rush
 - Update for Resale Package:
 - 1-14 days = \$15.00 / 15-180 days = \$50.00
- Statement of Account only = \$120.00
 - Rush for Statement of Account only:
 - 1 business day = \$110.00 / 3 business day = \$85.00
 - Update for Statement of Account only:
 - 1-30 days - No Cost / 31-45 days = \$50.00 / 46-90 days = \$50.00

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

Signed this 27 day of October, 2021.

PV Homeowners' Association

By: [Signature]
Shelby Schilleci (of Spectrum Association Management), Managing Agent

State of Texas §

County of Bexar §

This instrument was acknowledged and signed before me on 27
October, 2021 by Shelby Schilleci, representative of Spectrum Association

Management, the Managing Agent of PV Homeowners' Association, on behalf of said association.

[Signature]
Notary Public, State of Texas

After Recording, Return To:
Spectrum Association Management
Attn: Transitions
17319 San Pedro Ave., Ste. #318
San Antonio, TX 78232

