


MARY LOUISE NICHOLSON
COUNTY CLERK

MANAGEMENT CERTIFICATE

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Subdivision:** Walnut Hills (Mansfield)
2. **Name of the Association:** Walnut Hills (Mansfield) Homeowners' Association,
3. **Recording data for the Subdivision:**

Walnut Hills HOA, according to the plat recorded in Section One Document Number D200059248, Book A, Page 5741, Recorded on 3/22/2000; Section Two Document Number D200059246, Book A, Page 5739, Recorded on 3/22/2000; Section Three Document Number D201088655, Book A, Page 6604, Recorded on 4/25/2001; Section Four Document Number D202010460, Book A, Page 7177 Recorded on 1/10/2002; Section 5 Document Number D203404777, Book A, Page 8736, Recorded on 10.29/2003 All Recorded in the Plat records of Tarrant County, Texas as it may be amended or supplemented.

4. **Recording data for the Declaration and Declaration amendments:**

Documents D200072636, D201281790, D204106868, Official Public Records of Tarrant County, Texas.

5. **Name and mailing address of the Association:** Walnut Hills (Mansfield) Homeowners' Association, , c/o Goodwin & Company, PO Box 203310, Austin, TX 78720

6. **Name, mailing address, phone number & email for designated representative:**

Goodwin & Company
PO Box 203310, Austin, TX
855.289.6007
info@goodwintx.com

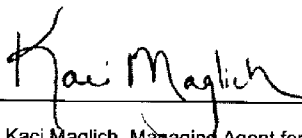
7. **Website address where all dedicatory instruments can be found:**

<https://dwhh.sites.townsq.io/> or www.goodwintx.com , use the "find my community" search bar to locate the community webpage

8. **Fees charged by Association related to a property transfer:**

Working Capital: \$100
Resale Certificate: \$375
Resale Certificate Update: \$75
Rush Fees to expedite Resale Certificate delivery in advance of 10 business day requirement:
- 1 business day: \$350 / 3 business days: \$250 / 5 business days: \$150 / 7 business days: \$100
Compliance Inspection Fee (optional): \$150
Transfer Fees: \$340

This management certificate is filed of record in Tarrant County, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner.



By: Kaci Maglich, Managing Agent for Walnut Hills (Mansfield) Homeowners' Association, , Duly Authorized Agent
Signed: December 12, 2024

AFTER RECORDING RETURN TO:

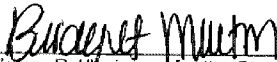
Goodwin & Company
PO Box 203310
Austin, TX 78720-3310

STATE OF TEXAS

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§
§

COUNTY OF TARRANT

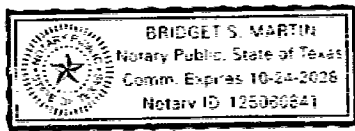
This instrument was signed before me on December 12, 2024, and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.



Notary Public in and for the State of Texas

Notary Printed Name: Bridget Martin

My Commission Expires: 10/24/2028



Package Summary Recording Report

Report generated: Wed, 18 Dec 2024 06:25 PM CST

Package: DWHH-Walnut Hills (Mansfield)-ManagementCertificate - C7F99312-2D5F-47B4-0DEE-4B1E7D91578B
Status: Recorded

Submitter: Goodwin Management, Inc. (TXTK8M)
Recipient: Tarrant County, TX

Documents

| Document Name | Document Type | # of Pages | Status | Recording Number | Recording Date | Fees |
|---|---------------|------------|----------|------------------|-----------------------------|-------|
| DWHH-Walnut Hills (Mansfield)-ManagementCertificate | CERTIFICATE | 2 | Recorded | E D224225395 | Tue 12/17/2024 03:23 PM CST | 24.00 |

Fees

| Fee Type | Payment Account Name | Fee Amount |
|-----------------|---|------------|
| Recording Fees | Goodwin&Co-Texas Capital Bank (ACH *****7095) | 24.00 |
| Submission Fees | Goodwin&Co-Texas Capital Bank (ACH *****7095) | 4.25 |
| Sales Taxes | Goodwin&Co-Texas Capital Bank (ACH *****7095) | 0.28 |
| Total Fees: | | 28.53 |

Questions Contact:
Simplifile Support 800.460.5657, option 3
5072 North 300 West
Provo, UT 84604