


MARY LOUISE NICHOLSON
COUNTY CLERK

MANAGEMENT CERTIFICATE

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.

This MANAGEMENT CERTIFICATE (this "Certificate") is made effective as of February 3, 2023 by Chapel Hill of Fort Worth Community Association, Inc., a Texas non-profit corporation (the "Association").

W I T N E S S E T H:

WHEREAS, the Declarant for Chapel Hill of Fort Worth has previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for Chapel Hill of Fort Worth filed of record on or about May 6, 2005 (the "Declaration") and recorded at Instrument #D205128871 in the Real Property Records of Tarrant County, Texas, which Declaration is incorporated herein for all purposes.

WHEREAS, Declarant has created the Association for the benefit of Chapel Hill of Fort Worth.

WHEREAS, the Association was duly formed on May 26, 2005, as Chapel Hill of Fort Worth Community Association, Inc.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Property Code as provided in Section 209 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. Name of the Subdivision. The name of the subdivision which is subject to the Declaration is Chapel Hill of Fort Worth.
2. Name of the Association. The name of the Association is the Chapel Hill of Fort Worth Community Association, Inc. and is located at Tarrant County, Texas. The mailing address for the Association is SBB Management Company, LLC., 12801 N. Central Expressway, Suite 1401, Dallas, TX 75243.
3. Recording Data for the Subdivision. The Declaration, Bylaws and Plats to the subdivision and any amendments, supplements and additions thereto have been recorded in the Tarrant County Clerk's office.
4. Recording Data for the Declaration. The Declaration for the Association was filed on or about May 6, 2005 (the "Declaration") recorded at Instrument #D205128871 in the Real Property Records of Tarrant County, Texas; which Declaration is incorporated herein for all purposes and any amendments or supplements thereto.
5. The Name and Mailing Address of Managing Agent. The Association's managing agent is:

SBB Management Company, LLC.
12801 N. Central Expressway, Suite 1401
Dallas, TX 75243

6. Manager of the Association. The telephone number for the manager of the Association is 972-960-2800 and the email address for the manager of the Association is v.burch@sbbmanagement.com.

7. Website for the Association. The website for the Association is www.sbbmanagement.com.

8. Resale Certificates: Resale Certificates may be requested by contacting SBB Management Company, LLC at 972-960-2800 or a.becherer@sbbmanagement.com. The cost of a Resale Certificate is \$375.00. The cost of an Administration Fee is \$275.00. The cost of a Resale Certificate update is \$75.00. The Rush Fees to expedite a Resale Certificate delivery in advance of a 10-business day requirement are as follows: a) 1 business day is \$300.00; b) 3 business days is \$200.00; and c) 5 business days is \$100.00. The cost of a Statement of Account is \$150.00. The cost of a Compliance Inspection Fee (optional) is \$125.00.

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed as of the date first above written.

ASSOCIATION:

Chapel Hill of Fort Worth Community Association, Inc., a
Texas non-profit corporation

By:

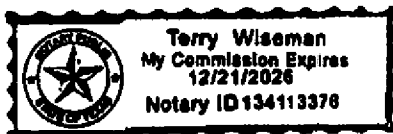


Authorized Representative for
Chapel Hill of Fort Worth Community
Association, Inc.

THE STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on this 3rd day of February, 2023 by Vanessa Burch for Chapel Hill of Fort Worth Community Association, Inc., a Texas non-profit corporation, on behalf of such corporation.

Notary Public in and for the State of Texas




Notary Public Signature