

**MANAGEMENT CERTIFICATE FOR
REMINGTON PARK ESTATES HOMEOWNERS ASSOCIATION**

The undersigned hereby provides the following information as required by Texas Property Code Section 209.004.

1. The name of the subdivision is Remington Park Estates.
2. The name of the association is Remington Park Estates Homeowners Association.
3. The recording data for the subdivision is:
 - a. Final Plat for Remington Park, Phase One, filed on April 18, 2000 as Instrument Number 2000-35525 in the Plat Records of Denton County, Texas;
 - b. Final Plat for Remington Park, Phase Two, filed on October 28, 2003 as Instrument Number 2003-1777759 in the Plat Records of Denton County, Texas;
 - c. Final Plat for Remington Park, Phase 3, filed on September 5, 2003 as Instrument Number 2003-148427 in the Plat Records of Denton County, Texas;
 - d. Final Plat for Remington Park, Phase 4, filed on July 16, 2015 as Instrument Number 2015-272 in the Plat Records of Denton County, Texas;
 - e. Final Plat for Remington Park, Phase 5, filed on March 30, 2017 as Instrument Number 2017-157 in the Plat Records of Denton County, Texas.
4. The Declaration was recorded on October 30, 2015 as Instrument Number 2015-126486, Real Property Records, Denton County, Texas.

Amendments to the Declaration were recorded as follows:

- a. Supplemental Declaration of Annexation for Phase 5 of Remington Park Estates, recorded on June 16, 2017 as Instrument Number 2017-72095, Real Property Records, Denton County, Texas;
 - b. Drainage Easement Supplement of Declaration of Covenants, Conditions & Restrictions for Remington Park Estates, recorded on June 16, 2017 as Instrument Number 2017-72099, Real Property Records, Denton County, Texas.
5. The name and mailing address of the association is Remington Park Estates Homeowners Association, c/o Guardian Association Management, LLC, 12700 Hillcrest Road, Suite 234, Dallas, Texas 75230.
 6. The name, mailing address, telephone number, and e-mail address of the person managing the association is David Garrett; Guardian Association Management, LLC; 972-458-2200; guardian@guardianam.com; 12700 Hillcrest Road, Suite 234, Dallas, Texas 75230.

7. The website address of the internet website on which the association's dedicatory instruments are available is www.guardianam.com.

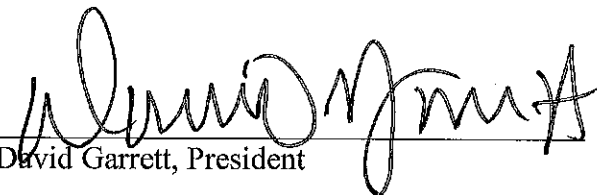
8. The amount and description of the fee(s) charged by the association relating to a property transfer in the subdivision include: reserve fund fee - \$150, operating fee - \$150, working capital fee - \$87.50; resale certificate package - \$375; amendment to resale certificate - \$75; inspection fee - \$150; transfer fee - \$275; bank owned property package - \$250; tiered rush fee - \$25 - \$150; lender questionnaire fee - \$175 - \$275; statement of account fee \$50 - \$100; TREC form update - \$50 - \$75; CD delivery fee - \$30; credit card payment convenience fee - \$6; shipping fee - up to \$45.

9. Prospective purchasers are advised to independently examine the Declaration, By-Laws, 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.

REMINGTON PARK ESTATES HOMEOWNERS ASSOCIATION

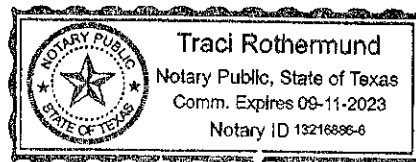
EXECUTED this 3 day of September 2021.


By: Guardian Association Management, LLC, Managing Agent


David Garrett, President

THE STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on the 3rd day of September 2021, by David Garrett, President of Guardian Association Management, LLC, Managing Agent of Remington Park Estates Homeowners Association, a Texas non-profit corporation, on behalf of said non-profit corporation.




Notary Public, State of Texas

AFTER RECORDING, PLEASE RETURN TO:

Julie E. Blend/Dealey Blend PC
3300 Oak Lawn Ave., Suite 403B
Dallas, Texas 75219

MANAGEMENT CERTIFICATE -