

## **MANAGEMENT CERTIFICATE**

In compliance with the provisions of Section 82.116 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Condominium/Subdivision:** Preston One Office Condominium
2. **Name of the Association:** Preston Office Condominium, Inc.
3. **Condominium Location:** 7920 Preston Road, Plano, TX 75024
4. **Recording data for the Declaration:**
  1. Declaration of Condominium Regime for Preston One Office Condominium recorded with Instrument no. 20050225000237420, Page 1294, Book 5864.
  2. Amendment to the Declaration for Preston One Office Condominium with instrument no. 20060620000842530.
  3. Second Amendment to the Declaration for Preston One Office Condominium with instrument no. 20131118001547400.
  4. Third Amendment to the Declaration for Preston One Office Condominium with instrument no. 20160829001133870; All Recorded in the Condominium Records of Collin County, Texas
5. **Mailing Address of the Association:** Preston Office Condominium, Inc. , c/o Goodwin & Company, PO Box 203310, Austin, TX 78720-3310

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

**Goodwin & Company**  
**PO Box 203310, Austin, TX**  
**855.289.6007**  
**Info@goodwin-co.com**

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

<https://dpoc.sites.townsq.io/> or [www.goodwin-co.com](http://www.goodwin-co.com) , use the "find my community" search bar to locate the community webpage

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

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  
Refinance Fee - \$120  
Statement of Account - \$120

This management certificate is filed of record in Collin 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.

*Kaci Maglich*

By: Kaci Maglich, Managing Agent for Preston Office Condominium,  
Inc., Duly, Authorized Agent  
Signed: August 29, 2025

**AFTER RECORDING RETURN TO:**

**Goodwin & Company**

**PO Box 203310**

**Austin, TX 78720-3310**

STATE OF TEXAS

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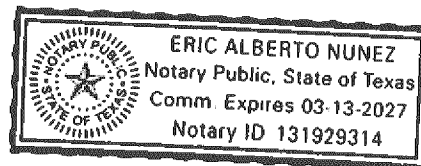
COUNTY OF COLLIN

This instrument was signed before me on August 29<sup>th</sup>, 2025, and it was acknowledged that this Instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

*Eric Nuñez*

Notary Public in and for the State of Texas

Notary Printed Name: Eric Nuñez



My Commission Expires: 3/13/2027

**Collin County  
Honorable Stacey Kemp  
Collin County Clerk**

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**Instrument Number:** 2025000118241

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: September 16, 2025 11:29 AM

Number of Pages: 3

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**" Examined and Charged as Follows: "**

Total Recording: \$29.00

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**\*\*\*\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\***

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY  
because of color or race is invalid and unenforceable under federal law.

**File Information:**

Document Number: 2025000118241  
Receipt Number: 20250916000337  
Recorded Date/Time: September 16, 2025 11:29 AM  
User: Deborah H  
Station: Workstation cck028

**Record and Return To:**

Simplifile



**STATE OF TEXAS  
COUNTY OF COLLIN**

**I hereby certify that this Instrument was FILED In the File Number sequence on the date/time  
printed hereon, and was duly RECORDED in the Official Public Records of Collin County, Texas.**

Honorable Stacey Kemp  
Collin County Clerk  
Collin County, TX

