



8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at [Mgmt-CertificateTX@fsresidential.com](mailto:Mgmt-CertificateTX@fsresidential.com).
9. The Association's website is:<https://wellspark.connectresident.com>
10. Fees charged by the Association upon the sale or transfer of Property:
  - a. Resale Disclosure Package: \$375.00
    - i. 1-2 days: \$500.00.
    - ii. 3-5 days: \$450.00.
  - b. Resale Disclosure Update: \$75.00
  - c. Transfer Fee: \$340.00.
  - d. Refinance Certificate Fee: \$150.00.
    - i. 1-2 days: \$275.00.
    - ii. 3-5 days: \$225.00.
  - e. Working Capital: \$300.00
  - f. HOA Questionnaire (optional): \$250.00
  - g. Loan Estimate Questionnaire (optional): \$100.00

Executed on this the 21<sup>st</sup> day of May 2024.

WELLS PARK HOMEOWNERS' ASSOCIATION,  
INC.

By: Kate M Ward  
President of FirstService Residential Texas, Inc.

THE STATE OF TEXAS

§

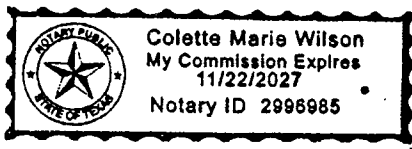
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ACKNOWLEDGMENT

COUNTY OF DALLAS

§

BEFORE ME, the undersigned notary public, on this the 21<sup>st</sup> day of May 2024 personally appeared President of FirstService Residential Texas, Inc., and Managing Wells Park Homeowners' Association, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.



[Signature]  
Notary Public in and for the State of Texas

E-RECORDED BY:

**ISG** | SEARS  
BENNETT  
& GERDES, LLP

6548 GREATWOOD PKWY.  
SUGAR LAND, TEXAS 77479

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

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**Instrument Number:** 2024000065805

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: May 31, 2024 03:44 PM

Number of Pages: 4

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

Total Recording: \$33.00

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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: 2024000065805

Receipt Number: 20240531000723

Recorded Date/Time: May 31, 2024 03:44 PM

User: Evelyn V

Station: Workstation cck065

**Record and Return To:**

CSC



**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

