

MANAGEMENT CERTIFICATE FOR WYNCHASE CROSSING SUBDIVISION**STATE OF TEXAS §****COUNTY OF KAUFMAN §**

1. Name of Subdivision: **WYNCHASE CROSSING SUBDIVISION**
2. Name of Homeowners Assoc.: **WYNCHASE CROSSING HOMEOWNER'S ASSOCIATION INC.**
3. Recording Data for Subdivision: **ATTACHED HERETO AS EXHIBIT A**
4. Recording Data for Declaration: **ATTACHED HERETO AS EXHIBIT A**
5. Mailing Address of Association or Name and Mailing Address of Managing Agent, telephone number of Managing Agent:

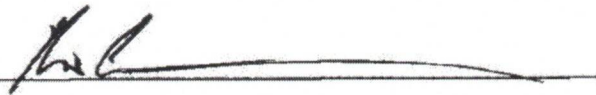
**Hollis Campbell
2537 South FM 148
Crandall, Texas 75114
972-427-3700 Telephone
972-427-3800 Telefax**

6. Other Information the Association considers appropriate for the governing, administration or operation of the subdivision and homeowners association:

The following are available on the website: Bylaws and Operating Agreement.

http://www.neighborhoodlink.com/Wynchase_Crossing_Home/pages

WYNCHASE CROSSING HOMEOWNER'S ASSOCIATION INC.

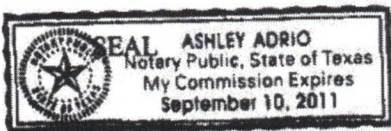
By: 

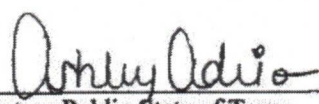
Print Name: **HOLLIS CAMPBELL**

Print Title: **PRESIDENT**

STATE OF TEXAS §**COUNTY OF KAUFMAN §**

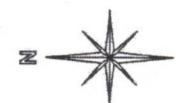
The instrument was acknowledged and signed before me on this the 19TH day of JANUARY, 2010, by Hollis Campbell, the President of Wynchase Crossing Homeowner's Association Inc. on behalf of the Association.




Notary Public-State of Texas

2/250

10711



SCALE: 1" = 200'



Case	1977-1978	1978-1979	1979-1980	1980-1981	1981-1982	1982-1983	1983-1984	1984-1985	1985-1986	1986-1987	1987-1988	1988-1989	1989-1990	1990-1991	1991-1992	1992-1993	1993-1994	1994-1995	1995-1996	1996-1997	1997-1998	1998-1999	1999-2000	2000-2001	2001-2002	2002-2003	2003-2004	2004-2005	2005-2006	2006-2007	2007-2008	2008-2009	2009-2010	2010-2011	2011-2012	2012-2013	2013-2014	2014-2015	2015-2016	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	2021-2022	2022-2023	2023-2024	2024-2025	2025-2026	2026-2027	2027-2028	2028-2029	2029-2030	2030-2031	2031-2032	2032-2033	2033-2034	2034-2035	2035-2036	2036-2037	2037-2038	2038-2039	2039-2040	2040-2041	2041-2042	2042-2043	2043-2044	2044-2045	2045-2046	2046-2047	2047-2048	2048-2049	2049-2050	2050-2051	2051-2052	2052-2053	2053-2054	2054-2055	2055-2056	2056-2057	2057-2058	2058-2059	2059-2060	2060-2061	2061-2062	2062-2063	2063-2064	2064-2065	2065-2066	2066-2067	2067-2068	2068-2069	2069-2070	2070-2071	2071-2072	2072-2073	2073-2074	2074-2075	2075-2076	2076-2077	2077-2078	2078-2079	2079-2080	2080-2081	2081-2082	2082-2083	2083-2084	2084-2085	2085-2086	2086-2087	2087-2088	2088-2089	2089-2090	2090-2091	2091-2092	2092-2093	2093-2094	2094-2095	2095-2096	2096-2097	2097-2098	2098-2099	2099-2100	2100-2101	2101-2102	2102-2103	2103-2104	2104-2105	2105-2106	2106-2107	2107-2108	2108-2109	2109-2110	2110-2111	2111-2112	2112-2113	2113-2114	2114-2115	2115-2116	2116-2117	2117-2118	2118-2119	2119-2120	2120-2121	2121-2122	2122-2123	2123-2124	2124-2125	2125-2126	2126-2127	2127-2128	2128-2129	2129-2130	2130-2131	2131-2132	2132-2133	2133-2134	2134-2135	2135-2136	2136-2137	2137-2138	2138-2139	2139-2140	2140-2141	2141-2142	2142-2143	2143-2144	2144-2145	2145-2146	2146-2147	2147-2148	2148-2149	2149-2150	2150-2151	2151-2152	2152-2153	2153-2154	2154-2155	2155-2156	2156-2157	2157-2158	2158-2159	2159-2160	2160-2161	2161-2162	2162-2163	2163-2164	2164-2165	2165-2166	2166-2167	2167-2168	2168-2169	2169-2170	2170-2171	2171-2172	2172-2173	2173-2174	2174-2175	2175-2176	2176-2177	2177-2178	2178-2179	2179-2180	2180-2181	2181-2182	2182-2183	2183-2184	2184-2185	2185-2186	2186-2187	2187-2188	2188-2189	2189-2190	2190-2191	2191-2192	2192-2193	2193-2194	2194-2195	2195-2196	2196-2197	2197-2198	2198-2199	2199-2200	2200-2201	2201-2202	2202-2203	2203-2204	2204-2205	2205-2206	2206-2207	2207-2208	2208-2209	2209-2210	2210-2211	2211-2212	2212-2213	2213-2214	2214-2215	2215-2216	2216-2217	2217-2218	2218-2219	2219-2220	2220-2221	2221-2222	2222-2223	2223-2224	2224-2225	2225-2226	2226-2227	2227-2228	2228-2229	2229-2230	2230-2231	2231-2232	2232-2233	2233-2234	2234-2235	2235-2236	2236-2237	2237-2238	2238-2239	2239-2240	2240-2241	2241-2242	2242-2243	2243-2244	2244-2245	2245-2246	2246-2247	2247-2248	2248-2249	2249-2250	2250-2251	2251-2252	2252-2253	2253-2254	2254-2255	2255-2256	2256-2257	2257-2258	2258-2259	2259-2260	2260-2261	2261-2262	2262-2263	2263-2264	2264-2265	2265-2266	2266-2267	2267-2268	22
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10-1248
STATE OF TEXAS
COUNTY OF DALLAS

I, Wayne Owsen, County Judge of Kaufman County, Texas, do hereby certify that the foregoing plat was approved and accepted by the Commissioner's Court of said County on the 21st day of July 1999, as shown of

PREPARED BY:

208 N. WASHINGTON ST.
KAUFFMAN, TEXAS 75142

Wagon Road

1999

TEST: *Crisay Lenn*

WYNCHASE CROSSING REVISED
PHASE ONE
PART OF THE
S. GILLELAND SURVEY, ABSTRACT NO. 167
KAUFMAN COUNTY, TEXAS

NOTE: The water system for this Subdivision will be designed by the Winter Utility Company for this area and will provide for fire plugs or risers within 750' of

4011

The flood hazard areas shown on this plat were obtained from the Flood Insurance Rate Map, Community's Parcel No. 480411, 01600 B and 480411 01 79 B, prepared by the Federal Emergency Management Agency.

NOTE. Censuses taken from 1. S.G. N. map.

• **COLLUSION OF INTERESTS**

All that certain lot, tract or parcel of land, part of the S. Childland Survey, Abstract No. 167, Kaufman County, Texas, part of that certain 913.459 acre tract conveyed to National Exchange Services, Inc. by JNPT, Inc. by Charles McCosum and Sherris McCosum on October 18, 1996, recorded in Vol. 121 page 338 of the Deed Records of Kaufman County, Texas and being more completely described as follows, to-wit:

BEINGING at a 3/8" iron rod set at the West corner of the above mentioned 383 859
are trees and being in the Northeast Right of Way line of Farm to Market Road No. 148

THENCE N 44 deg. 59 min. 40 sec. E, with the Northwest line of said S83.359 acre tract, distance of 300.41 ft. to a 3/8" iron rod set for corner.
THENCE S 45 deg. 08 min. 17 sec. E, a distance of 602.87 ft. to a 3/8" iron rod set for

REFERENCE N 44 deg. 59 min. 40 sec. E., a distance of 465.04 ft. to a 3/8" iron rod set for

111154CT, N 69 deg. 53 min. 37 sec. E, a distance of 129.53 ft. to a 3.8" lichen road set for

HENCKES 20 deg. 01 min. 23 sec. E., a distance of 290.40 ft. to a 3/8" iron rod set for
 TIME
 HENCKES 69 deg. 58 min. 37 sec. W., a distance of 50.34 ft. to a 3/8" iron rod set for

DIFFERENCE S 20 deg 01 min. 23 sec. E, a distance of 60.00 ft. to a 3/8" iron rod set for

111°NCE N 69 deg. 58 min. 37 sec. E, a distance of 110.04 ft. to a 3/8" iron rod set for
 111°NCE S 40 deg. 31 min. 34 sec. E, a distance of 506.77 ft. to a 3/8" iron rod set for

MEASURED 8.67 deg. 37 min. 12 sec. E, a distance of 199.03 ft. to a 3/8" iron rod set for

WIPNCE S 18 deg. 11 min. 50 sec. E. a distance of 146.82 ft. to a 3/8" iron rod set for

441. N 45 E 44 deg. 59 min. 40 sec. W, a distance of 445.19 ft. to a 3/8" iron rod set for corner in the Northeast Right of Way line of Farm to Market Road No. 143.

Intersect Road No. 148, a distance of 200.00 ft. to a 3/8" iron rod set for corner.

containing 75.169 acres of land.

Greg Spurney, Registered Professional Land Surveyor No. 5244, do hereby certify that the above plot and field notes were prepared from an actual survey made by me on the ground during the month of July, 1999.

EVEN UNDER MY HAND AND SEAL. On the 7th day of July, 1999.

✓
U

REGISTERED PROFESSIONAL LAND SURVEYOR NO. 5244

he owner of the land shown on this plat and whose name is

concerns rivers, as in part of through a day, another river
part, dedication to the use of the public forever, all streets,
play, parks, waterways, drains, concerns and public
from, shown down for the revenues and contributions

potential users

Thanks again

OWNER OR AGENT /
DESCRIBED AND SWORN TO BEFORE ME, A NOTARY PUBLIC, IN AN FOR

THE STATE OF TEXAS, this 27th day of July, 1999.

 LINDA ROGERS



Julia Bryan
Notary Public
STATE OF TEXAS
MY COM. EXPIRES 08/20/2012

0111

