

Denton County
Juli Luke
County Clerk

Instrument Number: 219455

ERecordings-RP

AMENDMENT

Recorded On: December 02, 2021 10:25 AM

Number of Pages: 5

" Examined and Charged as Follows: "

Total Recording: \$42.00

***** 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: 219455
Receipt Number: 20211202000258
Recorded Date/Time: December 02, 2021 10:25 AM
User: Kraig T
Station: Station 25

Record and Return To:

Simplifile



STATE OF TEXAS
COUNTY OF DENTON

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 Records of Denton County, Texas.

Juli Luke
County Clerk
Denton County, TX

**AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
PARKVUE RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer of Parkvue Residential Community, Inc. (the "**Association**"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

This certificate amends, restates and replaces in its entirety that certain Management Certificate of Parkvue Residential Community, Inc., recorded as Document No. 2020-196000, in the Official Public Records of Denton County, Texas.

1. The name of the subdivision: Parkvue.
2. The name of the Association: Parkvue Residential Community, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision: That certain real property in Denton County, Texas made subject to that certain Declaration of Covenants, Conditions and Restrictions for Parkvue, recorded under Document No. 2020-195009, Official Public Records of Denton County, Texas (the "**Declaration**").
4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Exhibit "A" attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association Parkvue Residential Community, Inc., c/o Neighborhood Management, Inc., 1024 S. Greenville Ave, Suite 230, Allen, TX 75002.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Neighborhood Management, Inc.
Attn:	Mandy Sutherland
Mailing Address:	1024 S. Greenville Ave, Suite 230, Allen, TX 75002
Telephone Number::	972-359-1548 ext. 215
Email Address:	msutherland@nmitx.com
7. Website to access the Association's dedicatory instruments:
www.neighborhoodmanagement.com.
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - \$750.00.

Transfer Fee - \$250.00.

PARKVUE RESIDENTIAL COMMUNITY, INC. AMENDED AND RESTATED
MANAGEMENT CERTIFICATE

Resale Certificate Fee - \$375.00.

Resale Update Fee - \$75.00.

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

EXECUTED to be effective on the date this instrument is Recorded.

[SIGNATURE PAGE FOLLOWS]

PARKVUE RESIDENTIAL COMMUNITY, INC. AMENDED AND RESTATED
MANAGEMENT CERTIFICATE

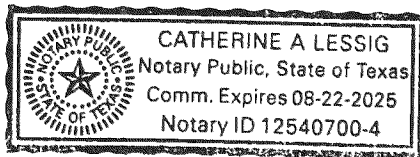
PARKVUE RESIDENTIAL COMMUNITY, INC., a Texas
non-profit corporation

By: *Andrew Evanich*
Name: Andrew EVANICH
Title: HOA Board President

STATE OF TEXAS §
 §
COUNTY OF Tarrant §

This instrument was acknowledged before me this 8th day of October, 2021 by
Andrew Evanich, HOA Board President of Parkvue Residential Community, Inc., a Texas non-profit corporation, on
behalf of said non-profit corporation.

[SEAL]



Catherine Lessig
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
rburton@winstead.com

PARKVUE RESIDENTIAL COMMUNITY, INC. AMENDED AND RESTATED
MANAGEMENT CERTIFICATE

EXHIBIT "A"

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restrictions for Parkvue, recorded as Document No. 2020-195009, Official Public Records of Denton County, Texas.
2. Parkvue Adoption of Working Capital Assessment, recorded as Document No. 2020-195998, Official Public Records of Denton County, Texas.
3. Parkvue Community Manual, recorded as Document No. 2020-195999, Official Public Records of Denton County, Texas.
4. Parkvue Supplement to Community Manual, recorded as Document No. 2021-188253, Official Public Records of Denton County, Texas.