

# MANAGEMENT CERTIFICATE FOR HIGHLAND MEADOWS

STATE OF TEXAS

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KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF COLLIN

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Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for HM Homeowners Association, Inc.

1. The name of the subdivision is Highland Meadows.
2. The name of the association is HM Homeowners Association, Inc.
3. The recording data for the subdivisions follows:

SubdivisionRecording Data

Highland Meadows Phase One

Final Plat filed in Volume K Page 885 on 02/09/1997.

Highland Meadows Phase Two

Final Plat filed in Volume N Page 426 on 10/21/2001.

Highland Meadows Phase Three

Final Plat filed in Volume P Page 91 on 08/15/2003.

4. The recording data for the Declaration(s) follows:

Instrument and Recording Data

Declaration of Covenants, Conditions and Amended and Restated Restrictions for HM Homeowners Association, Inc., Recorded in the Property Records of Collin County, Texas as Document #19991019001286240 on 10/19/1999.

Supplementary Declaration of Covenants, Conditions and Restrictions for HM Homeowners Association, Inc., Recorded in the Property Records of Collin County, Texas as Document #20010226000193830 on 02/26/2001.

Supplementary Declaration of Covenants, Conditions and Restrictions for HM Homeowners Association, Inc. Recorded in the Property Records of Collin County, Texas as Document #20030910001814210 on 09/10/2003.

5. HM Homeowners Association Inc., in c/o RTI/Community Management Associates, Inc., (CMA) 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093.
6. The association's designated representative is RTI/Community Management Associates, Inc. (CMA), 1800 Preston Park Blvd., Suite 200, Plano, TX 75093. For association information, the phone number is 972-943-2820, the email address is [closing@cmamanagement.com](mailto:closing@cmamanagement.com) and the association's website is [www.cmamanagement.com](http://www.cmamanagement.com).
7. Fees charged in connection with a property transfer in the subdivision are:
  - Resale Certificate- Routine Owner Certificate \$375, Lot Purchase by Builder \$50
  - Transfer Fee \$250
  - Foreclosure Transfer Fee: \$300
  - Working Capital- \$300

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 30<sup>th</sup> day of December, 2024.

HM HOMEOWNERS ASSOCIATION, INC.

By: CMA, its Manager

By: Karen Bradley

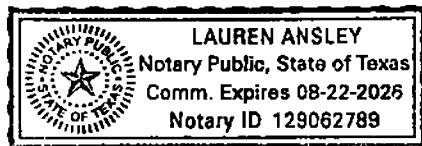
ACKNOWLEDGMENT

STATE OF TEXAS

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COUNTY OF COLLIN

This instrument was acknowledged before me on the 30<sup>th</sup> day of December, 2024, by Karen Bradley of CMA, Manager for HM Homeowners Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



Lauren Ansley  
Notary Public, State of Texas

**AFTER RECORDING, RETURN TO:**

CMA, Inc.  
Attention: Lauren Ansley  
1800 Preston Park Boulevard, Suite 200  
Plano, Texas 75093

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

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**Instrument Number:** 2024000162362

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: December 31, 2024 01:37 PM

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: 2024000162362  
Receipt Number: 20241231000467  
Recorded Date/Time: December 31, 2024 01:37 PM  
User: Amanda J  
Station: Station 6

**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