

**PROPERTY OWNERS ASSOCIATION  
MANAGEMENT CERTIFICATE  
FOR  
PRESTON VILLAGES**

**STATE OF TEXAS                   §  
   §       **KNOW ALL MEN BY THESE PRESENTS:**  
COUNTY OF COLLIN           §**

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

1. The name of the subdivision is Preston Villages.
2. The name of the association is Preston Villages Homeowners Association, Inc.
3. The recording data for the subdivision is as follows:

Subdivision

Recording Data

Preston Village Addition

Final Plat recorded on or about August 9, 2006, at Volume 2006, Page 514 of the Plat Records, Collin County, Texas.

Preston Village Phase I

Final Plat recorded on or about November 22, 2006, at Volume 2006, Page 780 of the Plat Records, Collin County, Texas.

Preston Village Phase II

Final Plat recorded on or about May 25, 2011, at Volume 2011, Page 124 of the Plat Records, Collin County, Texas.

4. The recording data for the declaration and any amendments to the declaration is as follows:

Declaration of Covenants, Conditions and Restrictions for Preston Villages, recorded on or about December 18, 2006, as Instrument No. 20061218001775580 of the Real Property Records of Collin County, Texas; and

First Amendment to Declaration of Covenants, Conditions and Restrictions for Preston Villages recorded on or about November 10, 2010, as Instrument No. 20101110001226880 of the Real Property Records of Collin County, Texas; and

Second Amendment to Declaration of Covenants, Conditions and Restrictions for Preston Villages recorded on or about March 23, 2011, as Instrument No. 20110323000304290 of the Real Property Records of Collin County, Texas.

5. The name and mailing address of the association:

Preston Villages Homeowners Association, Inc.  
17130 Dallas Pkwy, Suite 140  
Dallas, TX 75248

6. The name, mailing address, telephone number, and e-mail address of the person managing the association or the association's designated representative is as follows:

Preston Villages Homeowners Association, Inc.  
c/o MAC Group Management Company  
17130 Dallas Pkwy, Suite 140  
Dallas, TX 75248  
469-939-4928  
[info@themacgroupco.com](mailto:info@themacgroupco.com)

7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Section 207.006 is:

<https://app.townsq.io/login>

8. The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivision is as follows:

|                        |   |
|------------------------|---|
| Resale Certificate Fee | \$ 375.00 for routine owner certificate, \$50 for lot purchase by builder |
| Reserve Contribution   | \$3,600.00 (one year's dues on every sale)                                |
| Transfer Fee           | \$350.00  |

9. Other information the association considers appropriate:

Resale Contact: Email [resales@themacgroupco.com](mailto:resales@themacgroupco.com) or go online to <https://www.homewisedocs.com>

IN WITNESS WHEREOF, this Property Owners Association Management Certificate is hereby executed by its duly authorized agent on this 20 day of October, 2022.

**PRESTON VILLAGES  
HOMEOWNERS ASSOCIATION, INC.,**  
a Texas non-profit corporation

By: Renee Walters

Name: Renee Walters

Title: managing agent

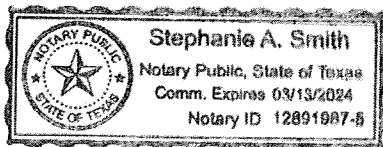
ACKNOWLEDGMENT

STATE OF TEXAS

§  
§  
§

COUNTY OF COLLIN

This instrument was acknowledged before me on the 20 day of October, 2022, by Renee Walters, managing agent of Preston Villages Homeowners Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



SA  
Notary Public in and for the State of Texas

My Commission Expires: 3-13-24

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

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**Instrument Number:** 2022000156729

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: October 25, 2022 10:50 AM

Number of Pages: 4

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

Total Recording: \$34.00

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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: 2022000156729  
Receipt Number: 20221025000175  
Recorded Date/Time: October 25, 2022 10:50 AM  
User: Amanda S  
Station: Station 6

**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