

**MANAGEMENT CERTIFICATE**

Tex. Prop. C. § 209.004

**STATE OF TEXAS**

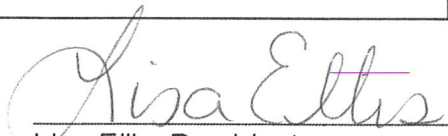
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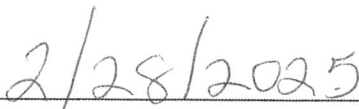
**COUNTY OF SMITH**

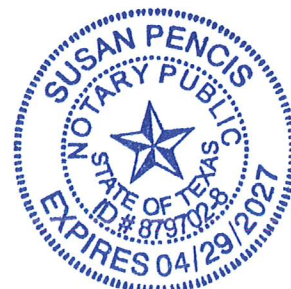
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Name of the Subdivision:	Highland Villas
Name and mailing address of the Association:	Highland Villas Owners Association, Inc. 2250 Villa Dr. Tyler, Texas 75703
Recording Data for the Subdivision:	The Subdivision is described on Exhibit A to the Declaration, recorded at Volume 2075, Page 695 of the real property records of Smith County, Texas.
Recording Data for the Declaration:	<ol style="list-style-type: none"><li>1. Declaration of Covenants, Conditions and Restrictions for Highland Villas, recorded at Volume 2075, Page 665 of the real property records of Smith County, Texas.</li><li>2. Amended and Restated Declaration of Covenants, Conditions and Restrictions, Highland Villas Owners' Association, Inc., recorded as Instrument No. 2013-00053465 of the real property records of Smith County, Texas.</li></ol>
Name and mailing address of person managing the Association or its designated representative:	Name: Lisa Ellis, President Mailing address: 2250 Villa Dr Phone: 903-283-4205 email: highlandvillasoa@gmail.com
Other Information:	The Association can impose a \$25 fine for any violation of the rules in the Declaration and Bylaws for parking, debris, and trash cans left on the curb.

  
\_\_\_\_\_  
Lisa Ellis, President

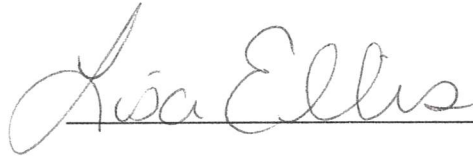
  
\_\_\_\_\_  
Date



## **ACKNOWLEDGMENT**

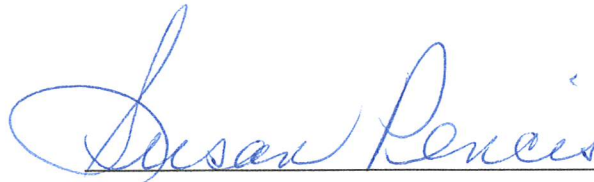
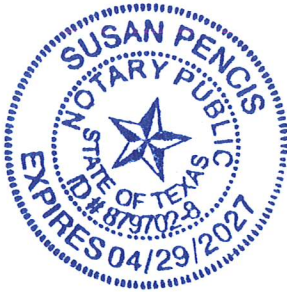
On this, the 28<sup>th</sup> day of February 2025, before me a notary public, the undersigned officer, personally appeared Lisa Ellis, President of Highland Villas Owners Association, Inc., known to me (or satisfactorily proven) to be the person whose name is subscribed to the within instrument, and acknowledged that she executed the same for the purposes therein contained.

In witness hereof, I hereunto set my hand and official seal.

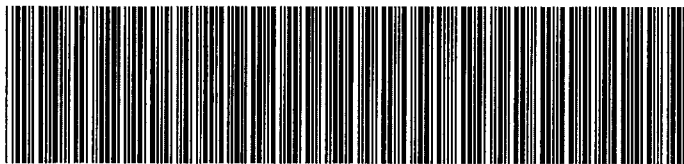
A handwritten signature in black ink, reading "Lisa Ellis", written over a horizontal line.

Lisa Ellis, President

Highland Villas Owners Association, Inc.

A handwritten signature in blue ink, reading "Susan Pencis", written over a horizontal line.

Notary Public, State of Texas



\*VG-151-2025-202501006165\*

Smith County  
Karen Phillips  
Smith County Clerk

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Document Number: 202501006165

Real Property Recordings  
RESTRICTION

Recorded On: March 04, 2025 12:24 PM

Number of Pages: 3

Billable Pages: 2

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" Examined and Charged as Follows: "

Total Recording: \$29.00

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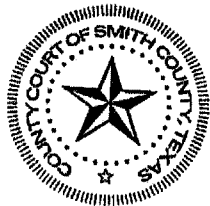
\*\*\*\*\* THIS PAGE IS PART OF THE INSTRUMENT \*\*\*\*\*

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: 202501006165  
Receipt Number: 20250304000126  
Recorded Date/Time: March 04, 2025 12:24 PM  
User: Alma J

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STATE OF TEXAS

Smith County

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 Smith County, Texas

Karen Phillips  
Smith County Clerk  
Smith County, TX