

AFTER RECORDING, RETURN TO:
Judd A. Austin, Jr.
Henry Oddo Austin & Fletcher, P.C.
1717 Main Street
Suite 4600
Dallas, Texas 75201

STATE OF TEXAS §
 §
COUNTY OF ROCKWALL §

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
FOR
THE FAIRWAYS OF HEATH CROSSING
HOMEOWNERS ASSOCIATION**

This PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE ("*Certificate*") is made on behalf THE FAIRWAYS OF HEATH CROSSING HOMEOWNERS ASSOCIATION, a Texas non-profit corporation ("*Association*").

WHEREAS, TR HEATH PARTNERS, LTD., a Texas limited partnership, as the Declarant, executed and previously placed of record that certain Master Declaration of Covenants, Conditions and Restrictions for The Fairways of Heath Crossing on March 1, 2021, under Instrument No. 20210000004762 in the Official Public Records of Rockwall County, Texas ("*Declaration*") as supplemented or amended, is incorporated herein for all purposes.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Residential Property Owners Protection Act as provided in Section 209.004 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. **Name of the Subdivision.** The name of the subdivision which is the subject of the Declaration is The Fairways of Heath Crossing, Phases Four A, Four B, and Five.

2. **Name and Mailing Address of the Association.** The name of the Association is The Fairways of Heath Crossing Homeowners Association, and its mailing address is c/o Legacy Southwest Property Management, LLC ("*Legacy Southwest PM*"), 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034.

3. **Recording Data for the Subdivision.** The recording data for The Fairways of Heath Crossing, an addition to the City of Hutchins, Dallas County, Texas, is recorded as Instrument No. 20210000004690 (Phase Four A and Four B), Instrument No. 20210000004764 (Phase Five) in the Official Public Records of Rockwall County, Texas, including all amendments thereof and supplements thereto.

4. **Recording Data for the Declaration.** The recording data for the Declaration was recorded under Instrument No. 20210000004762 (Master), Instrument No. 20210000004763 (Phase Four), Instrument No. 20210000004764 (Phase Five), along with any and all amendments and supplements recorded in the Official Public Records of Rockwall County, Texas.

5. **Name and Contact Information for the Association or the Managing Agent of the Association.** The current mailing address for the Association is c/o Legacy Southwest PM, 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034, telephone number is (214) 705-1615, and e-mail address is propertymanager@fairwaysofheathcrossinghoa.com.

6. **Website.** The Association's website may be found at www.fairwaysofheathcrossinghoa.com.

7. **Fees Due Upon Property Transfer.** Fees charged relating to a property transfer are:

Type of Property Transfer	Dollar Amount
Resale Certificate	\$375.00-\$475.00
Transfer Fee	\$100.00
Capitalization Fee	\$500.00

8. **Resale Certificates and Other Information.** Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o Legacy Southwest PM via www.legacysouthwestpm.com/. The telephone number for Legacy Southwest PM is (214) 705-1615. Alternatively, you may contact the office for Legacy Southwest PM at 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034 or by e-mail at propertymanager@fairwaysofheathcrossinghoa.com.

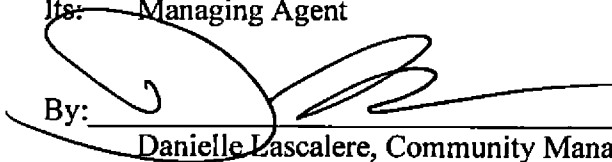
IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed on behalf of the Association in compliance with Section 209.004 of the Texas Property Code. This Certificate shall serve to take the place of all Management Certificates previously filed on behalf of the Association.

ASSOCIATION:

**THE FAIRWAYS OF HEATH CROSSING
HOMEOWNERS ASSOCIATION,
a Texas non-profit corporation**

By: Legacy Southwest Property
Management, LLC

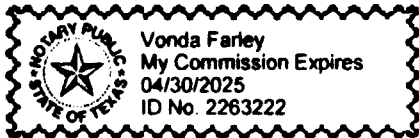
Its: Managing Agent

By: 
Danielle Lascalere, Community Manager

STATE OF TEXAS §
 §
COUNTY OF COLLIN §

This instrument was acknowledged before me on the 20th day of August, 2024, by Danielle Lascalere, Community Manager with Legacy Southwest Property Management, LLC, the Managing Agent of The Fairways of Heath Crossing Homeowners Association, a Texas non-profit corporation.

Vonda Farley
Notary Public, State of Texas



Electronically Filed and Recorded
Official Public Records
Jennifer Fogg, County Clerk
Rockwall County, Texas
09/03/2024 10:55:07 AM
Fee: \$33.00
20240000015393



Jennifer Fogg