

**MANAGEMENT CERTIFICATE FOR
PARKSIDE HOMEOWNERS ASSOCIATION, INC.**

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The undersigned hereby provides the following information as required by Texas Property Code Section 209.004.

1. The name of the subdivision is Parkside.
2. The name of the association is Parkside Homeowners Association, Inc.
3. The recording data for the subdivision is:
 - a. Final Plat Parkside Phase 1, filed on November 29, 2007 as Document No. 20071129010004180 in the Official Public Records of Collin County, Texas.
 - b. Final Plat Parkside Phase II, filed on December 19, 2014 as Document No. 20141219010004320 in the Official Public Records of Collin County, Texas.
4. The Declaration was recorded on December 28, 2007 as Instrument Number 20071228001708000, Real Property Records, Collin County, Texas.

Amendments to the Declaration were recorded as follows:

Supplemental Declaration of Protective Covenants Parkside, recorded on November 4, 2014 as Instrument Number 20141114001203090, Real Property Records, Collin County, Texas.

5. The name and mailing address of the association is Parkside Homeowners Association, Inc., c/o Guardian Association Management, LLC, 12700 Hillcrest Road, Suite 234, Dallas, Texas 75230.
6. The name, mailing address, telephone number, and e-mail address of the person managing the association is David Garrett; Guardian Association Management, LLC; 972-458-2200; guardian@guardianam.com; 12700 Hillcrest Road, Suite 234, Dallas, Texas 75230.
7. The website address of the internet website on which the association's dedicatory instruments are available is www.guardianam.com.
8. The amount and description of the fee(s) charged by the association relating to a property transfer in the subdivision include: \$200 initiation fee; resale certificate package - \$375; amendment to resale certificate - \$75; inspection fee - \$150; transfer fee - \$275; bank owned property package - \$250; tiered rush fee - \$25 - \$150; lender questionnaire fee - \$175 - \$275; statement of account fee \$50 - \$100; TREC form update - \$50 - \$75; CD delivery fee - \$30; credit card payment convenience fee - \$6; shipping fee - up to \$45.
9. Prospective purchasers are advised to independently examine the Declaration, By-Laws, and all other governing documents of the association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.

PARKSIDE HOMEOWNERS ASSOCIATION, INC.

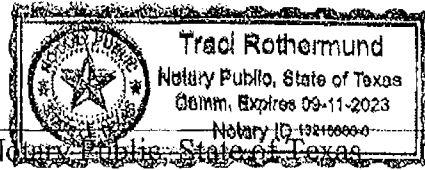
EXECUTED this 31st day of August 2021.

By: Guardian Association Management, LLC, Managing Agent

David Garrett, President

THE STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on the 31st day of August 2021, by David Garrett, President of Guardian Association Management, LLC, Managing Agent of Parkside Homeowners Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



AFTER RECORDING PLEASE RETURN TO:
Julie E. Blend
DEALEY BLEND PC
3300 Oak Lawn Ave., Suite 403B
Dallas, Texas 75219



Filed and Recorded
Official Public Records
Stacey Kemp, County Clerk
Collin County, TEXAS
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