

**MANAGEMENT CERTIFICATE
FOR
BIRMINGHAM HOMEOWNERS' ASSOCIATION**

STATE OF TEXAS §
 §
COUNTY OF COLLIN §

KNOW ALL MEN BY THESE PRESENTS:

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

1. The name of the subdivision is Birmingham .
2. The name of the association is Birmingham Homeowners' Association
3. The recording data for the subdivisions follows:

<u>Subdivision</u>	<u>Recording Data</u>
Birmingham Farms, Phase 2A	Final Plat filed in Cabinet N, Slides 887-888 on 6/11/2002.
Birmingham Farms Phase 2 A [Lots 15 – 23, Block J]	Final Plat filed in Cabinet P, Slide 654-655 on 5/17/2004.
Birmingham Farms Phase 3 A	Final Plat filed in Cabinet N, Slide 906-907 on 6/19/2002.
Birmingham Farms Phase 3 B	Final Plat filed in Cabinet P, Slide 381-382 on 12/23/2003.
Birmingham Farms Phase 14 A [Lots 12-23, Block J, Phase 2 A]	Final Plat/Re-plat filed in Cabinet P, Slide 654-655 on 5/17/2004.

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

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for Birmingham Homeowners' Association, Recorded in Volume 05288, Page 06420 in the Real Property Records of Collin County, Texas on 11/1/2002.

First Amendment to Declaration of Covenants, Conditions and Restrictions for Birmingham Homeowners' Association, Recorded in Volume 5333, Page 001535 in the Real Property Records of Collin County, Texas on 01/10/2003.

Second Amendment to Declaration of Covenants, Conditions and Restrictions for Birmingham Homeowners' Association, Recorded Volume 5457, Page 003449 in the Real Property Records of Collin County, Texas on 07/11/2003.

First Annexation to Declaration of Covenants, Conditions and Restrictions for Birmingham, Recorded in Volume 5461, Page 6976 in the Real Property Records of Collin County, Texas on 07/17/2003.

Annexation and Amendment to Declaration of Covenants, Conditions and Restrictions for Birmingham, Recorded in as Document #2005-0130995 in the Real Property Records of Collin County, Texas on 9/16/2005.

5. Birmingham Homeowner's Association, 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 Boulevard, Suite 200, Plano, Texas 75093. For association information, the phone number is 972-943-2820, the email is closing@cmamanagement.com and the association's website is www.cmamanagement.com.

20210827 00:14:57
08/27/2021 01:26:28 PM CT 1/2

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: \$175
- Foreclosure Transfer Fee \$190

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 25th day of August, 2021.

BIRMINGHAM HOMEOWNERS' ASSOCIATION

By: CMA, Manager

By: David Meyer

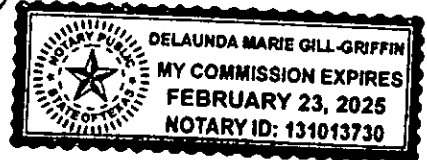
ACKNOWLEDGMENT

STATE OF TEXAS §
 §
COUNTY OF COLLIN §

This instrument was acknowledged before me on the 25th day of August, 2021, by David Meyer of CMA, managing agent for Birmingham Homeowners' Association, a Texas non-profit corporation, on behalf of said non-profit corporation.

DeLanda Marie Gill-Griffin
Notary Public, State of Texas

AFTER RECORDING, RETURN TO:
CMA, Inc.
Attention: Kathleen Dawsey
1800 Preston Park Boulevard, Suite 200
Plano, Texas 75093



Filed and Recorded
Official Public Records
Stacey Kemp, County Clerk
Collin County, TEXAS
08/27/2021 01:26:28 PM
\$30.00 DKITZMILLER
20210827001744970



Stacey Kemp