

(To be recorded in Real Property Records of Dallas County, Texas)  
**Condominium Association Management Certificate**  
**FOR**  
**Copperrun Condominium Association**

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

Pursuant to the provisions of the Uniform Condominium Act, Section 82.116 of the Texas Property Code and H.B. 2075, the undersigned property owners' association hereby records this Management Certificate for Copperrun Condominium Association, which supersedes any prior Management Certificate filed by the Association or its Agents.

1. The name of the Residential Condominium is: *Copperrun Condominiums*
2. The name of the Residential Condominium Association is: *Copperrun Condominium Association*
3. The location of the Condominium is: 7431 Holly Hill Drive, Dallas Texas
4. The recording data for the subdivisions is as follows:
5. The recording data for the Declaration is as follows:

Instrument  
*Condominium Declaration for Copperrun Condominiums*

Recording Data  
Volume 79003, Page 2376;  
Document Number 197900003425

*First Amendment to Condominium Declaration for  
Copperrun Condominiums*

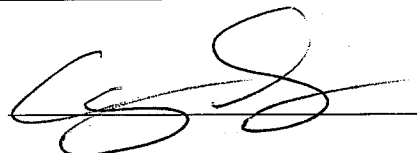
Volume 79102, Page 331  
Document Number 197901027269

6. The managing agent of record is: *PMI Cross Timbers*  
*405 State Hwy 121 bypass, Suite a250*  
*Lewisville, TX 75067*  
*www.pmicrosstimbers.com*                   682-610-3773  
*support@pmicrostimbers.com*
7. Resale Certificate Information: <https://pmicrostimbers.condocerts.com/resale/>  
Standard delivery is 10 business days.  
The cost for a Transfer Fee is \$250.00.  
The cost for a Resale Certificate is \$300.00.  
Rush Fees: \$120.00 for 5 business days; \$150.00 for expedited 1 day

**IN WITNESS WHEREOF**, this Management Certificate is hereby executed by its duly authorized agent on this 13 day of January, 2025.

*PMI Cross Timbers*

By:

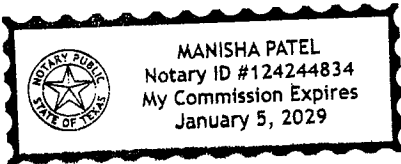


Title: Craig Smith, Managing Agent

**ACKNOWLEDGMENT**

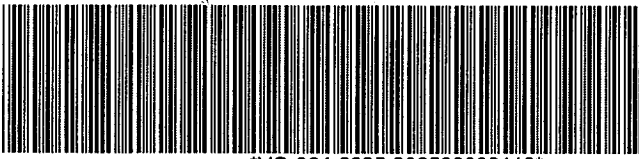
STATE OF TEXAS       §  
                                  §  
COUNTY OF DALLAS   §

This instrument was acknowledged before me on the 13 day of January, 2025,  
by Craig Smith of PMI Cross Timbers, managing agent for  
Copperrun Condominium Association a Texas non-profit corporation, on behalf of said  
non-profit corporation.



  
\_\_\_\_\_  
Notary Public, State of Texas

**AFTER RECORDING, RETURN TO:**  
PMI Cross Timbers  
405 State Highway 121 bypass, suite a250  
Lewisville, TX 75067



\*VG-364-2025-202500006112\*

Dallas County  
John F. Warren  
Dallas County Clerk

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Instrument Number: 202500006112

Real Property Recordings

Recorded On: January 13, 2025 11:07 AM

Number of Pages: 3

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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: 202500006112  
Receipt Number: 20250113000575  
Recorded Date/Time: January 13, 2025 11:07 AM  
User: Marija H  
Station: Cc138

**Record and Return To:**

PMI CROSS TIMBERS  
405 STATE HWY 121 BYPASS STE A250  
LEWISVILLE TX 75067



STATE OF TEXAS  
Dallas 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 Dallas County, Texas

John F. Warren  
Dallas County Clerk  
Dallas County, TX