

PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE

for

The Fairways at Westworth Homeowners' Association, Inc.

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Subdivision:** The Fairways at Westworth HOA
2. **Name of the Association:** The Fairways at Westworth Homeowners' Association, Inc.
3. **Recording Data for the Subdivision:**
The Fairways at Westworth, according to the plat recorded In the document D212038309, Official Public Records of Tarrant County, Texas.
4. **Recording Data for the Declaration and the Declaration Amendments:**
Document D211301351, Official Public Records of Tarrant County, Texas.
5. **Name and Mailing Address of the HOA:**
The Fairways at Westworth Homeowners' Association, Inc. c/o SBB Management Company, LLC
12801 N. Central Expressway Suite 1401 Dallas, TX 75243
6. **Name, Mailing Address, Phone Number and Email for designated representative:**
SBB Management Company, LLC
2801 N. Central Expressway
Suite 1401
Dallas, TX 75243
972-960-2800
support@sbbmanagement.com
7. **Website Address for Accessing Dedicatory Instruments:**
www.sbbmanagement.com use the "find my community" search bar to locate the community webpage.
8. **Fees charged by Association related to property transfer:**
 - Resale Certificate- \$375.00
 - Transfer Fee- \$340.00
 - Resale Certificate Update Fee- \$75.00
 - 1 Business Day Rush- \$360.00
 - 3 Business Day Rush- \$ 260.00
 - 5 Business Day Rush- \$160.00
 - 7 Business Day Rush- \$ 75.00
 - Amenity device deactivation fee- \$20.00
 - Capitalization Fees: \$250.00



D225069269

04/21/2025 01:33 PM

Page: 1 of 2

Fees: \$24.00

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
SUBMITTER: CHAPARRAL MANAGEMENT COMPANY LLC**

Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK

This management certificate is filed on record in Tarrant, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner.

x

By Vanessa Burch, Managing Agent for The Fairways at Westworth Homeowners' Association, Inc.
Duly Authorized Agent

STATE OF TEXAS §

§

COUNTY OF TARRANT §

This Instrument was signed before me on 3/25/25 and it was acknowledged that this instrument was signed by Vanessa Burch for the purposes and intent herein expressed.

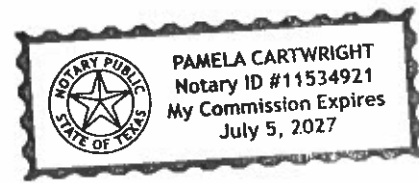
x Pamela Cartwright

Notary Public in and for the State of Texas

Notary Printed Name: Pamela Cartwright

My Commission Expires: 7/5/27

AFTER RECORDING RETURN TO:
SBB Management Company, LLC
12801 N. Central Expressway
Suite 1401
Dallas, TX 75243



<Notary Stamp Above>



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS OF
TARRANT COUNTY, TEXAS
04/21/2025 01:33 PM

D225089269

PROPERTY OWNERS ASSOCIATION MANAGEMENT CE

Pages: 2

Fees: \$24.00

Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK