


MARY LOUISE NICHOLSON
COUNTY CLERK

**MANAGEMENT CERTIFICATE
FOR
MARSHALL RIDGE HOMEOWNERS ASSOCIATION, INC.**

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

The undersigned, being the Managing Agent of Marshall Ridge Homeowners Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, which supersedes any Management Certificates previously filed by the Association:

1. The name of the subdivision: Marshall Ridge.
2. The name of the Association: Marshall Ridge Homeowners Association, Inc.
3. The recording data for the subdivision: See Exhibit A.
4. The name and mailing address of the Association:

 Marshall Ridge Homeowners Association, Inc.
 c/o Neighborhood Management Inc
 1024 S Greenville Ave, Suite 230
 Allen, TX. 75002
5. The name and contact information for the Managing Agent of the Association:

 Neighborhood Management, Inc.
 Beverly Coghlan
 1024 S. Greenville Ave, Suite 230
 Allen, TX 75002
 Phone: 972-359-1548
 Email Address: managementcertificate@nmitx.com
6. Website for Dedicatory Instruments: <https://neighborhoodmanagement.com>
7. The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Resale Certificate: \$375.00
Transfer Fee: \$250.00
Optional Inspection Fee: \$150.00.

{ACKNOWLEDGEMENT PAGE FOLLOWS}

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified below.

**MARSHALL RIDGE HOMEOWNERS ASSOCIATION,
INC.**

a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By: *Beverly Coghlan*
Name: Beverly Coghlan

STATE OF TEXAS

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COUNTY OF COLLIN

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This instrument was acknowledged before me on the 13 day of February, 2024, by Beverly Coghlan, Agent for the Association of MARSHALL RIDGE HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Deann Weeks
Notary Public Signature, State of Texas

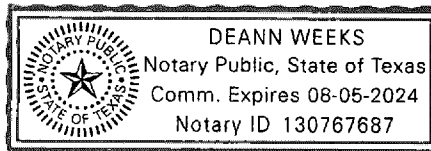


EXHIBIT A

Document	Recording Information
Marshall Ridge - Phase 1 South – September 28, 2007	Document No. D207347993
Marshall Ridge - Phase 1 North – September 28, 2007	Document No. D207347995
Marshall Ridge - Phase 3B – January 13, 2009	Document No. D209009392
Marshall Ridge - Phase 4A and 4C – July 1, 2010	Document No. D210159525
Marshall Ridge - Phase 5A and 5B – August 31, 2010	Document No. D210213070
Marshall Ridge - Phase 3A and 3C – March 21, 2011	Document No. D211066528
Marshall Ridge - Phase 3B – March 21, 2011	Document No. D211066531
Marshall Ridge - Phase 3A and 3C – September 13, 2011	Document No. D211221247
Marshall Ridge - Phase 2A North – March 15, 2013	Document No. D213066883
Marshall Ridge - Phase 5B and 5D – March 15, 2013	Document No. D213066888
Marshall Ridge - Phase 6D – May 28, 2014	Document No. D214109100
Declaration of Covenants, Conditions and Restrictions for Marshall Ridge – July 24, 2008	Document No. D208289460