

MANAGEMENT CERTIFICATE (2024)

MEADOWLAKES COMMUNITY IMPROVEMENT ASSOCIATION

The undersigned being an Officer of **Meadowlakes Community Improvement Association**, and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision is **Meadowlakes** (the "Subdivision").
2. The Subdivision development is located in Tarrant County, Texas.
3. The name of the Association is **Meadowlakes Community Improvement Association** (the "Association").
4. The recording data for the Subdivision is as follows:

ALL THAT certain tract or parcel of land out of J.M. VAN DUSEN SURVEY, Abstract 1588, R.P. BARTON SURVEY, Abstract 175, and W.A. TRIMBLE SURVEY, Abstract 1520, North Richland Hills, Tarrant County, Texas, according to the Plat recorded at Volume 388-123, Page 27 of the Plat Records of Tarrant County, Texas.

5. The recording data for the Declaration applicable to the Subdivision, and all amendments thereto, is as follows:

Declaration of Restrictions, Covenants and Conditions, dated July 6, 1979, recorded at Volume 6777, Page 1590, Real Property Records, Tarrant County, Texas.

Amendment to Declaration of Restrictions, Covenants and Conditions, effective September 1, 1981, recorded at Volume 7243, Page 1017, Real Property Records, Tarrant County, Texas.

6. Other information the Association considers appropriate for the governing, administration or operation of the Subdivision and the Association:

Bylaws of Meadowlakes Community Improvement Association, a Texas non-profit corporation, adopted effective August 15, 1979.

7. The name, mailing address, telephone number and email address of the person or entity managing the Association, or the Association's designated representative, is **Carl Smoot, President or Doug Williamson, Treasurer, treasurer@mlcia.org**, or such other President of the Association elected or appointed to replace him, or Board of Directors, **P.O. Box 822606, North Richland Hills, Texas 76181, (432) 697-6168, president@mlcia.org**.

8. Fees charged for property transfers:

Resale Certificate (Transfer Fee, Document Preparation, etc.)	\$25.00
Updated Resale Certificate	\$25.00

Prospective purchasers are advised to independently examine the Declaration, Bylaws, 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.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

This Management Certificate (2024) is effective upon filing and as established by Texas law.

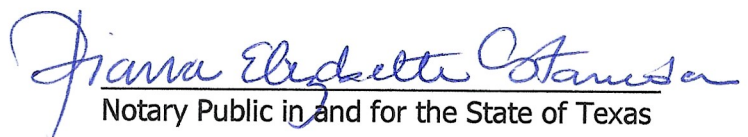
MEADOWLAKES COMMUNITY
IMPROVEMENT ASSOCIATION,
a Texas nonprofit corporation



Carl Smoot, President

THE STATE OF TEXAS §
 §
COUNTY OF TARRANT §

This instrument was acknowledged before me on the 20th day of June 2024, by Carl Smoot, President of Meadowlakes Community Improvement Association, a Texas nonprofit corporation, on behalf of said corporation.



Notary Public in and for the State of Texas

AFTER RECORDING RETURN TO:

Jeffrey A. Lacy
Lacy Malone Ryder & Menefee, PLLC
303 Main Street, Suite 200
Fort Worth, Texas 76102

