(To be recorded in Real Property Records of Tarrant County, Texas)

Woodland Enclave Owners Association
Property Owners' Association Management Certificate

As Required by Section 209.004, Texas Property Code

This certificate updates and replaces any previously recorded management certificate for this subdivision, such as instruments recorded as Documents D221035096 and D215099313

1. **Name of the Subdivision.** The name of the subdivision which is the subject of the Declaration is Woodland Enclave.

2. **Name of the Association.** The name of the property owners Association for this subdivision is Woodland Enclave Owners Association.

3. **Recording Data for the Subdivision.** Woodland Enclave subdivision is platted as a portion of North Beach Street Addition, according to A Final Plat of Lots 1-31 and Lot 1X, Block 2; Lots 1-26, and Lot 1X, Block 3; and lots 1-22, Lots 1X and 22X, Block 4; North Beach Street Addition, recorded on August 24, 2012, as Document No. D212208453, Real Property Records, Tarrant County, Texas.

4. **Recording Data for the Declaration.** Lots in Woodland Enclave are subject to the Declaration of Covenants, Conditions & Restrictions for Woodland Enclave, recorded on February 25, 2013 as Document No. D213046705, Real Property Records, Tarrant County Texas as amended or supplemented from time to time as:

   -Appendix "C" Correction Amendment to Declaration of Covenants, Conditions & Restrictions for Woodland Enclave, recorded on February 19, 2015 as Document No. D215034436, Real Property Records, Tarrant County Texas.

5. **Name and Mailing Address of the Association:**
   Woodland Enclave Owners Association
   14951 North Dallas Parkway, Suite 600
   Dallas, Texas 75254

6. **How to Contact the Association through its Managing Agent.**
   Woodland Enclave Owners Association
   c/o FirstService Residential Texas, Inc., a Texas Corporation, d/b/a FirstService Residential ("FirstService Residential")
   14951 North Dallas Parkway, Suite 600
   Dallas, Texas 75254
   Phone: 214-871-9700
   Website: www.fsresidential.com
   Email Address: Mgmt-CertificateTX@fsresidential.com
   Community Website: https://WoodlandEnclave.connectresident.com
   Resale Disclosure Package: $375.00
   Homeowner Setup/Unit Transfer: $295.00

7. **Purpose.** The purpose of the Property Owners' Association Management Certificate is to provide information sufficient for a title company to correctly identify the subdivision and to contact its governing association. This Management 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 Management Certificate for anything

other than instructions for contacting the association in connection with the transfer of title to a home in the subdivision.

Signed this 9 day of Dec 2022

Woodland Enclave Owners Association, a Texas property owners' association

By: _____

Lisa Cunningham, Senior Vice President
FirstService Residential Texas, Managing Agent

THE STATE OF TEXAS
COUNTY OF DALLAS
This instrument was acknowledged before me on this 9 day of Dec 2022 by Lisa Cunningham on behalf of FirstService Residential, Managing Agent of a Texas property owners' association, on behalf of said association.

Mary McDonald
Notary Public, State of Texas

MARY E MCDONALD
Notary Public, State of Texas
My Commission Expires
June 16, 2025
NOTARY ID 12532950-8

AFTER RECORDING, PLEASE RETURN TO:
Woodland Enclave Owners Association
c/o FirstService Residential Texas, Inc., a Texas Corporation, d/b/a FirstService Residential ("FirstService Residential")
14951 North Dallas Parkway, Suite 600
Dallas, Texas 75254

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS OF
TARRANT COUNTY, TEXAS
01/06/2023 03:45 PM
D223003358
PROPERTY OWNERS ASSOCIATION MANAGEMENT CE
Pages: 2
Fees: $23.00
Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK