

Management Certificate
For
Bear Creek Ranch Homeowners' Association

Pursuant to the provisions of Section 2009.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for Bear Creek Ranch Homeowners' Association.

1. The name of the subdivision: Bear Creek Ranch
2. The name of the association is: Bear Creek Ranch Homeowners' Association

3. The recording data for the subdivision follows:

Subdivision

Recording Data

Bear Creek Ranch Phase I

Final Plat Documents # 200503323320
field 04/20/2005 Maps Records,
Dallas County, Texas

Bear Creek Ranch Phase II

Final Plat Documents # 201900046494
field 02/25/2019 Maps Records,
Dallas County, Texas

4. The recording data for the Declaration(s) follows:

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for Bear Creek Ranch Homeowners' Association, recorded in Volume # 20070345208 in the Real Property Records of Dallas County, Texas on 09/25/2007.

Other Information – Recording data for additional governing documents:

Instrument and Recording Data

First Amendment to the Bylaws of Bear Creek Ranch Homeowners' Association, recorded in Volume # 201900336845 in the Real Property Records of Dallas County, Texas on 12/16/2019.

5. Bear Creek Ranch Homeowners' Association P.O. Box 154
Red Oak, TX 75154

**Management Certificate
For
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6. The managing agent of record is Goddard Management, LLC
Rosie Morataya
rosie@goddardtx.com
goddardmngmt.appfolio.com/connect/users/sign_in
1717 S. Hampton Rd. Glenn Heights, TX 75154
Telephone: 972-920-5474
Fax: 972-230-7758

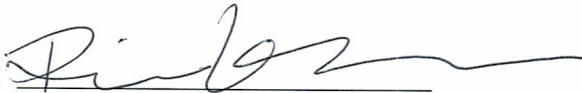
7. Resale Certificate Information, purchased at www.homewisedocs.com
Mail all checks/warranty deeds to: Goddard Management, LLC
P.O. Box 154 Red Oak, TX 75154

Resale fee: \$350 plus \$25 third party fee

Working Capital: \$88 – Working capital fee is two months' worth of dues and only applies to homes purchased from First Texas.

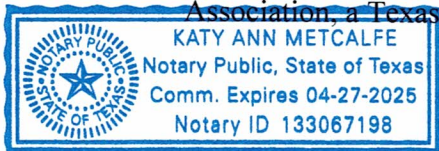
IN WITNESS WHERE OF, this Management Certificate is hereby executed by its duly authorized agent on this 19th day of August, 2021.

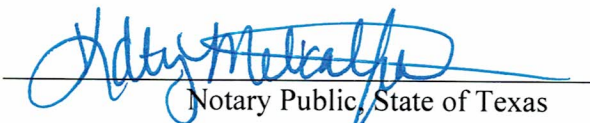
By: Goddard Management, LLC

By: 

This instrument was acknowledged before me on the 19 day of August, 2021.

By Rosie Morataya of Goddard Management for Bear Creek Ranch Homeowners' Association, a Texas non-profit corporation, on behalf of said non-profit corporation.




Notary Public, State of Texas

After Recording, Return to:
Goddard Management, LLC
P.O. Box 154
Red Oak, TX 75154