

**MANAGEMENT CERTIFICATE
FOR
ENCLAVE AT PECAN CREEK HOMEOWNERS ASSOCIATION, INC.**

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

The undersigned, being the Managing Agent of Enclave at Pecan Creek 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: Enclave at Pecan Creek
2. The name of the Association: Enclave at Pecan Creek Homeowners Association, Inc
3. The recording data for the subdivision: See Exhibit A.
4. The name and mailing address of the Association:

Enclave at Pecan Creek 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
Reserve Working Capital:	\$500.00

{ACKNOWLEDGEMENT PAGE FOLLOWS}

ACKNOWLEDGEMENT

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

**ENCLAVE AT PECAN CREEK 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 30th day of August, 2023, by Beverly Coghlan, Agent for the Association of ENCLAVE AT PECAN CREEK HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Deann Weeks

Notary Public Signature, State of Texas

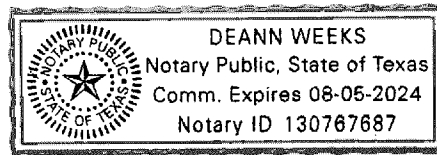


EXHIBIT A

Document	Recording Information
Enclave at Pecan Creek Phase I - August 6, 2020	Document No.2020-271
Enclave at Pecan Creek, Phase II - July 13, 2021	Document No.2021-277
Enclave at Pecan Creek, Phase II-Replat - Aug 9, 2021	Document No. 2021-311
Enclave at Pecan Creek Phase III - September 22, 2021	Document No.2021-363
Enclave at Pecan Creek Phase III Amended - April 26, 2022	Document No 2022-159
Declaration of Covenants, Conditions and Restrictions - October 28, 2021	Document No 2021-198376

**Dallas County
John F. Warren
Dallas County Clerk**

Instrument Number: 202300175983

eRecording - Real Property

Recorded On: August 31, 2023 10:32 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$34.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 202300175983
Receipt Number: 20230831000193
Recorded Date/Time: August 31, 2023 10:32 AM
User: Roger J
Station: CC125.dal.ccdc

Record and Return To:

Simplifile



**STATE OF TEXAS
COUNTY OF DALLAS**

**I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Dallas County, Texas.**

John F. Warren
Dallas County Clerk
Dallas County, TX

A handwritten signature in black ink, appearing to be "JFW", located to the right of the printed name and title.