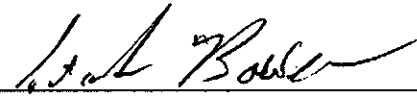


**Management Certificate
for
The Retreat
(Texas Property Code Section 209.004)**

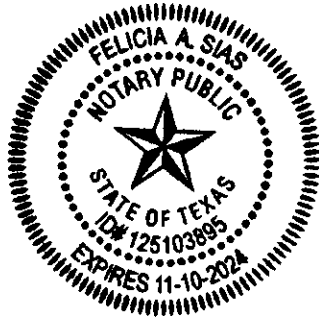
Name of Subdivision:	The Retreat
Subdivision Recording Data:	The plats of the Subdivision recorded in: <i>See Ex. A</i>
Declaration Recording Data:	Declaration Regarding Establishment of The Retreat Property Owners' Association, Inc., dated August 15, 2002, recorded in Book 2879, Page 744 of the Official Public Records, Johnson County, Texas; and Twenty-Eighth Amended and Restated Declaration of Covenants, Conditions and Restriction for The Retreat dated October 2, 2023, and recorded in Instrument Number 2023 - 27815 of the Official Public Records, Johnson County, Texas.
Name of Association:	The Retreat Property Owners' Association, Inc.
Mailing Address of Association:	12720 Hillcrest Rd., Suite 400 Dallas, Texas 75230
Name of Association's Managing Representative:	Double Diamond Management Corp.
Mailing Address of Association's Designated Representative:	12720 Hillcrest Rd., Suite 400 Dallas, Texas 75230
Website address:	https://ddresorts.com/owners/the-retreat-poa/
Property transfer fees:	\$300.00

THE RETREAT PROPERTY OWNERS'
ASSOCIATION, INC.

By: 
Stack Bowers, Vice President

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged and signed before me on this the 2nd day of April, 2024 by Stack Bowers, Vice President of The Retreat Property Owners' Association, Inc. on behalf of the Association.



Felicia A. Sias
Notary Public in and for the State of Texas

EXHIBIT "A"

Phase 1	Block 1: Lots 1-4; Block 2: Lots 1-14; Block 3: Lots 1-6; Block 4: Lots 1-20; Block 5: Lots 1-17; Block 6: Lots 1-12; Block 7: Lots 1-29; Block 8: Lots 1-14; Block 9: Lots 1-12; Block 10: Lots 1-24; Block 11: Lots 1-52; Block 12: Lots 1-16; Block 13: Lots 1-26; Block 14: Lots 1-13; Block 15: Lots 1-18; Block 16: Lots 1-25; Block 17: Lots 1-66; Block 18: Lots 1-22; Block 19: Lots 1-3; Block 20: Lots 1-14; all of The Retreat Subdivision, Phase 1, as described in the plat recorded in Plat Book 8, Pages 930-938 of the Plat Records of Johnson County, Texas
Phase 2	Block 7: Lots 30-34; Block 20: Lots 15-31; Block 21: Lots 1-13; Block 22: Lots 1-29; Block 23: Lots 2-23; Block 24: Lots 1-12; Block 25: Lots 1-55; Block 26: Lots 1-28; Block 27: Lots 1-37; Block 28: Lots 1-23; Block 29: Lots 1-23, all of The Retreat Subdivision, Phase 2, as described in the plat recorded in Plat Book 8 Pages 963-967 of the Plat Records of Johnson County, Texas
Phase 3	Block 19: Lots 4-12; Block 20: Lots 32-71; Block 21: Lots 14-40; Block 22: Lots 30-46; Block 33: Lots 1-7; Block 34: Lots 1-29; Block 35: Lots 1-18; Block 36: Lots 1-31; Block 37: Lots 1-34, all of The Retreat Subdivision, Phase III (West); and Block 23: Lots 24-53; Block 30: Lots 1-13; Block 31: Lots 1-19; Block 32: Lots 1-24; all of The Retreat Subdivision, Phase 3, as described in the plat recorded in Plat Book 9, Pages 147-154 of the Plat Records of Johnson County, Texas
Phase 4	Block 38: Lots 1-32; Block 39: Lots 1-20; Block 40: Lots 1-25; Block 41: Lots 1-22; Block 42: Lots 1-130; Block 43: Lots 1-8; Block 44: Lots 1-44; Block 45: Lots 1-14, as described in Plat Book 9, Pages 262-271 of the Plat Records of Johnson County, Texas
Phase 5	Block 38: Lots 33-42; Block 46: Lots 1-64; Block 47: Lots 1-13; Block 48: Lots 1-6; Block 49: Lots 1-6; Block 50: Lots 1-57, as described in Plat Book 9, Pages 528-541 of the Plat Records of Johnson County, Texas
Phase 5 Replat*	Block 38: Lots 33A-37B, 39A-41B; Block 46: Lots 2A, 2B, 6A, 6B, 7A, 7B, 11A-14B, 16A-26B, 29A-62B; Block 47: Lots 1A, 1B, 7A-13B; Block 48: Lots 2A-5B; Block 49: Lots 5A, 5B; Block 50: Lots 2A-7B, 18A, 18B, 24A, 24B, 25A, 25B, 36A-39B, 42A-45B, 48A-57B, as described in Plat Book 9, Pages 584-597 of the Plat Records of Johnson County, Texas
Phase 6	Block 42: Lots 131-134; Block 49: Lots 7-20; Block 51: Lots 1-17; Block 52: Lots 1-26; Block 53: Lots 1-33; Block 54: Lots 1-14; Block 55: Lots 1-14; Block 56: Lots 1-3; Block 57: Lots 1-17; Block 58: Lots 1-4; Block 59: Lots 1-26; Block 60: Lots 1-11; as described in Plat Book 9, Pages 829-835 of the Plat records of Johnson County, Texas
Phase 7	Block 61: Lots 1-9; Block 62: Lots 1-8; Block 63: Lots 1-9; Block 64: Lots 1-9; Block 65: Lots 1-29; Block 66: Lots 1-12; Block 67: Lots 1-20; Block 68: Lots 1-17; as described in Plat Book 9, Pages 938-941 of the Plat records of Johnson County, Texas
Phase 7 Replat*	Block 67: Lots 1R-5R
Phase 8	Block 69: Lots 1-53; Block 70: Lots 1-14; Block 71: Lots 1-21; Block 72: Lots 1-22; as described in Plat Book 9, Pages 950-953 of the Plat records of Johnson County, Texas
Phase 8 Replat*	Block 69: Lots 1R-22R; Block 70: Lots 5R, 8R; Block 71: Lots 6R-8R; 12R Block 72: Lots 10R, 13R; as described in Plat Book 10, Pages 72-73 of the Plat records of Johnson County, Texas
Phase 9	Block 73: Lots 1-46; Block 74: Lots 1-14; Block 75: Lots 1-10, as described in Plat Book 10, Page 342-343 of the Plat Records of Johnson County, Texas
Phase 10	Block 73: Lots 47-64; Block 74: Lots 15-42; Block 75: Lots 11-24; Block 76: Lots 1-15, as described in Plat Book 10, Page 431-433 of the Plat Records of Johnson County, Texas

Phase 10 Replat*	Block 75: 15R-20R, 22R, 23R; Block 76: 5R-7R as described in Plat Book 10, Page 518 of the Plat Records of Johnson County, Texas
Phase 11	Block 77: Lots 1-19; Block 78: Lots 20-33; Block 79: Lots 34-50 as described in Plat Book 10, Page 665 of the Plat Records of Johnson County, Texas
Phase 12	Block 74: Lots 43-64; Block 76: Lots 16-63; Block 80: Lots 1-18 as described in Plat Book 10, Page 714 of the Plat Records of Johnson County, Texas
Phase 13	Block 58: Lots 5-15; Block 60: Lots 12-17 as described in Plat Book 11, Pages 529-531 of the Plat Records of Johnson County, Texas
Phase 14	Block 82: Lots 1-26 as described in Plat Book 11, Page 589 of the Plat Records of Johnson County, Texas
Phase 15	Block 83: Lots 1-10; Block 84: Lots 1-21; Block 85: Lots 1-36 as described in Plat Book 11, Page 628 of the Plat Records of Johnson County, Texas
Phase 16	Block 83: Lots 29-37, 50-57, 72-91 as described in Plat Book 11, Page 764 of the Plat Records of Johnson County, Texas
Phase 17	Block 83: Lots 11-28, 38-49, 58-71 as described in Plat Book 11, Page 826 of the Plat Records of Johnson County, Texas
Phase 18	Block 39: Lots 21-39; Block 86: Lots 1-6; Block 87: Lots 1-2 and 12-13 as described in Plat Book 11, Page 878 of the Plat Records of Johnson County, Texas
Phase 19	Block 88: Lots 1-54 and Greenbelt Tract 1 as described in Instrument 217-2020 Slide E-316-318 of the Plat Records of Johnson County, Texas
Phase 20	Block 2: Lots 15-26; Block 1: Lots 5-20; Block 89: Lots 1-14; Block 90: Lots 1-20; and Green Belt Tract 1, Tract 2, Tract 3, Tract 4 and Tract 5 as described in Instrument 2021-84 Slide E-391-393 of the Plat Records of Johnson County, Texas
Phase 21	Block 33: Lots 8-21; Block 91: Lots 1-8; Green Belt Tract 1 as described in Instrument 2021-151 Slide 433-434 of the Plat Records of Johnson County, Texas
Phase 22	Block 86: Lots 7-58; Block 87: Lots 3-11 and Green Belt Tract 1 as described in Instrument 2021-181, Slide E460-462 of the Plat Records of Johnson County, Texas
Phase 23	Block 92: Lots 1-34; Block 93: Lots 1-29 and Green Belt Tract 1, Utility Easement Tract, and Drainage Areas 1 & 2 as described in Instrument #210-2021 Slide E475-477 of the Plat Records of Johnson County, Texas
Phase 24	Block 74: Lots 65-98; Block 76: Lots 64-101 as described in Instrument No. 2021-231 Slide E-494-496 of the Plat Records of Johnson County, Texas
Phase 25	Block 94: Lots 1-49; Block 95: Lots 1-46 as described in Instrument No. 2022-24 Slide E539-544 of the Plat Records of Johnson County, Texas
Phase 26	Block 96: Lots 1-71 as described in Instrument No. 2022-128, Slide E591-596 of the Plat Records of Johnson County, Texas
Phase 27	Block 97: Lots 1-28; Block 98: Lots 1-11; Block 99: Lots 1-16; Block 100: Lots 1-39; Block 101: Lots 1-22; Block 102: Lots 1-14; Block 105: Lots 1-21; Block 106: Lots 1-20 as described in Instrument 2023-151, Slide E-711 of the Plat Records of Johnson County, Texas

*Each of the replatted lots in Phase 5 was divided into an "A" tract and a "B" tract; e.g. 33A and 33B. Lots listed inclusively include both the "A" and "B" lot. Replats may replace or delete certain lots listed in the original Phase.

Johnson County
April Long
Johnson County
Clerk

Instrument Number: 2024 - 9061

eRecording - Real Property

Property Owners Assoc Mgmt Cert

Recorded On: April 03, 2024 11:26 AM

Number of Pages: 5

" Examined and Charged as Follows: "

Total Recording: \$37.00

******* 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: 2024 - 9061
Receipt Number: 20240403000094
Recorded Date/Time: April 03, 2024 11:26 AM
User: Leslie S
Station: CCI15

Record and Return To:

Corporation Service Company



STATE OF TEXAS
COUNTY OF JOHNSON

**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 Johnson County, Texas.**

April Long
Johnson County Clerk
Johnson County, TX

April Long