

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT
CERTIFICATE FOR
COTTONWOOD GREENVILLE HOMEOWNERS
ASSOCIATION, INC.**

This MANAGEMENT CERTIFICATE (this "*Certificate*") is made on behalf of COTTONWOOD GREENVILLE HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation (the "*Association*").

W I T N E S S E T H :

WHEREAS, the undersigned, being an officer of Gulf Professional Property Management, Inc., ("Gulf PPM") managing agent of Cottonwood Greenville Homeowners Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Residential Property Owners Protection Act as provided in Section 209.004 of the Texas Property Code. This document supersedes any prior Management Certificate filed by the Association.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. **Name of the Subdivision.** The name of the subdivision which is the subject of the Declaration is Cottonwood Phase One.

2. **Name and Mailing Address of the Association.** The name of the Association is Cottonwood Greenville Homeowners Association, Inc., and its mailing address is c/o Gulf PPM, 5763 State Highway 205, Suite 102-B, Rockwall, Texas 75032.

3. **Recording Data for the Subdivision.** The recording data for the Cottonwood Phase One subdivision includes that tract of land located in the City of Greenville, Hunt County, Texas, including the map or plat thereof recorded in Volume 400, Page 01959, Cabinet F, Slide - 245, Cottonwood Phase Two, under Instrument No. 2020-08260, and Cottonwood Phase 3 under Instrument No. 2021-15586, Plat Records, Hunt County, Texas.

4. **Recording Data for the Declaration.** The recording data for the Declaration is in recorded under Instrument No. 2017-817, and the First Supplemental and Amended Covenants, Conditions and Restrictions under Instrument No. 2021-10273, and the Second Supplemental and Amended Covenants, Condition, and Restrictions under Instrument No. 2022-00515, of the Official Public Records, Hunt County, Texas.

5. **Name and Contact Information for the Association or the Managing Agent of the Association.** The Association's managing agent is Gulf PPM, 5763 State Highway 205, Suite 102-B, Rockwall, Texas 75032, phone number (469) 600-5080, and email CustomerService@GulfPPM.com.

6. **Website.** The Association's website may be found at

7. **Fees Due Upon Property Transfer.** Fees charged relating to a property transfer are as follows:

Description	Fee
Resale Certificate	\$ 375.00
Transfer Fee	\$100.00
Rush Fee (<i>within 24 hours</i>)	\$75.00
Resale Certificate Update Fee	\$75.00
Working Capital	\$250.00

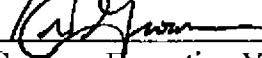
8. **Resale Certificates.** Resale Certificates may be requested by contacting the Association at www.GulfPPM.com/ResaleRequests. The telephone number for Gulf PPM, Inc. is (469) 600-5080.

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed on behalf of the Association in compliance with Section 209.004 of the Texas Property Code. This Certificate shall serve to take the place of all Management Certificates previously filed on behalf of the Association.

ASSOCIATION:

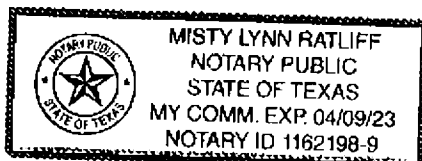
**COTTONWOOD GREENVILLE
HOMEOWNERS ASSOCIATION, INC.,**
a Texas non-profit corporation

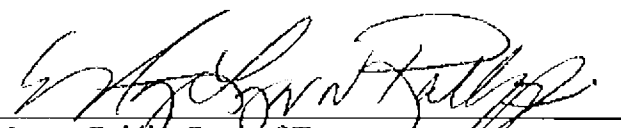
By: Gulf Professional Property
Management, Inc., Managing Agent

By: 
Kris Grooms, Executive Vice President

STATE OF TEXAS §
 §
COUNTY OF ROCKWALL §

This instrument was acknowledged before me on the 26 day of MAY, 2022, by Kris Grooms, Executive Vice President with Gulf Professional Property Management, Inc., the Managing Agent of Cottonwood Greenville Homeowners Association, Inc., a Texas non-profit corporation.




Notary Public, State of Texas

**THE STATE OF TEXAS
COUNTY OF HUNT**

I hereby certify that this instrument was FILED on the
date and time stamped hereon by me and was duly
RECORDED in the Records of Hunt County, Texas

2022-12548

05/27/2022 08:49:37 AM



A handwritten signature in black ink, reading "Becky Landrum", is written over the seal.

Becky Landrum, County Clerk
Hunt, Texas