D224007505 01/16/2024 09:45 AM Page: 1 of 3 Fee: \$28.00 Submitter: Sears, Bennett & Gerdes, LLP Electronically Recorded by Tarrant County Clerk in Official Public Records Levier Nicholan MARY LOUISE NICHOLSON

## PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR HUNTERS RIDGE CROWLEY HOMEOWNERS ASSOCIATION, INC.

COUNTY CLERK

THE STATE OF TEXAS § § COUNTY OF TARRANT

The undersigned, being the Managing Agent of Hunters Ridge Crowley Homeowners Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Hunters Ridge Crowley Homeowners Association, Inc.:

- 1. Name of Subdivision: Hunters Ridge Crowley.
- Name of Association: Hunters Ridge Crowley Homeowners Association, Inc.
- 3. Recording Data for the Subdivision:
  - a) Hunters Ridge is an addition to the city of Crowley in Tarrant County, Texas. The plats are recorded in the Plat Records of Tarrant County, Texas as:
    - Final Replat of Phase 1: Document D221034569, recorded on February 8, 2021.
    - Replat of Phase 1: Document D221189284, recorded on July 1, 2021.
    - Minor Replat of Phase I: Document D222185765, recorded on July 25, 2022.

## 4. Recording Data for the Declaration:

- a) Declaration of Covenants, Conditions and Restrictions, and Easements for Hunters Ridge Crowley recorded on April 12, 2022, as Document Number D222094109 Real Property Records, Tarrant County, Texas.
- b) First Amendment to the Declaration of Covenants, Conditions and Restrictions, and Easements for Hunters Ridge Crowley recorded on Auguust 23, 2022, as Document No. 0222210093 Real Property Records, Tarrant County, Texas.
- 5. Name and Mailing Address of the Association is: Hunters Ridge Crowley Homeowners Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
- 6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Hunters Ridge Crowley Homeowners Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
- 7. Telephone Number to Contact the Association is: 214-871-9700.

SDG: FSR-0001

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- 8. <u>Email Address to Contact the Association:</u> Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <a href="https://www.fsresidential.com/texas/resale-and-lender-documents">https://www.fsresidential.com/texas/resale-and-lender-documents</a>. Alternatively, you may contact the office for FirstService Residential by email at <a href="mailto:Mgmt-CertificateTX@fsresidential.com">Mgmt-CertificateTX@fsresidential.com</a>.
- 9. The Association's website is: https://HuntersRidgeCrowleyHOA.connectresident.com
- 10. Fees charged by the Association upon the sale or transfer of Property:

Transfer Fee	\$340.00
Resale Disclosure Package (6-10 days, 3-5 days, 1-2 days)	\$375; \$450; \$500
Resale Disclosure Update (within 60 days of original request)	\$75.00
Refinance Certificate Fee (6-10 days; 3-5 days; 1-2 days)	\$150; \$225; \$275
HOA Questionnaire (optional) – (Single Family)	\$250.00
Loan Estimate Questionnaire (optional) – (Single Family)	\$100.00
Custom Lender Form Mortgage Questionnaire –	\$350.00
(Condominiums)	
Uniform Condo Questionnaire (6-10 days; 3-5 days; 1-2 days)	\$220; \$275; \$325
Working Capital Fee	\$400.00
Resale Fee	\$100.00
Developer to Builder Resale Fee	\$100.00

Executed on this the day of January 2024.

HUNTERS RIDGE CROWLEY HOMEOWNERS ASSOCIATION, INC.

Patrick Droesch, President of FirstService Residential Texas, Inc.

Residential Texas, Ille.

Property Owners Association Management Certificate SDG: FSR-0001

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THE STATE OF TEXAS	<b>§</b> §	ACKNOWLEDGMENT
COUNTY OF DALLAS	§	

BEFORE ME, the undersigned notary public, on this the 10 day of January 2024, personally appeared Patrick Droesch, President of FirstService Residential Texas, Inc., and Managing Agent of Hunters Ridge Crowley Homeowners Association, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.

Notary Public in and for the State of Texas

