

SABLE RIDGE OWNERS ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Management Certificate is being recorded by Sable Ridge Owners Association, Inc. (the "Association") in compliance with Section 82.116 of the Texas Property Code. It supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: Sable Ridge Owners Association, Inc.

Name of the Association: Sable Ridge Owners Association, Inc.

Recording Data for the Declaration: The Declaration's recording date is recorded as an instrument entitled "Condominium Declaration for Sable Ridge Owners Association, Inc." at Volume 81231. {age 2255 et seq. of the Real Property Records of Dallas County, Texas.

Mailing Address and Telephone/Facsimile Numbers of Managing Agent: The current mailing address for the Association is c/o Protea Real Estate, 6210 Campbell Road, Suite 140, Dallas, Texas 75248, telephone (972) 248-6065, and Facsimile (972) 248-7936.

The name, mailing address, telephone number, and e-mail address of the person managing the Association or the Association's designated representative are as follows:

Huyen Reed
C/O Protea Real Estate
6210 Campbell Road Suite 140
Dallas, Texas 75248
972-248-6065 Office
972-248-7936 Facsimile
wee@protearealestate.com

The website address of any Internet website on which the Association's dedicatory instruments are available:

www.protearealestate.com

The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision is as follows:

Resale Certificate Fee	\$175.00
Transfer Fee	\$175.00
Private Transfer Fee	\$75.00
Refinance Fee	\$200.00
Statement of Account	\$75.00
Capital Contribution Fee	\$500.00

Other information the Association considers appropriate:

Resale certificates are requested via the Protea Real Estate Closing Department
resale@protearealestate.com, Wee@protearealestate.com, HOA@protearealestate.com

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on the 15th day of July 2025.

SABLE RIDGE OWNERS ASSOCIATION, INC.

a Texas non-profit corporation

By: _____

Printed Name: Huyen Reed

Title: Managing Agent

ACKNOWLEDGMENT

STATE OF TEXAS

COUNTY OF DALLAS

This instrument was acknowledged before me on the 15th day of July 2025, by Huyen Reed, Managing Agent of Sable Ridge Owners Association, Inc, a Texas non-profit corporation, on behalf of said non-profit corporation.



Stacy Hanie Guerra
Notary Public in and for the State of Texas